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ASSESSMENT APPEALS BOARD
City Hall, Room 405
1 Dr. Carlton B. Goodlett Place
San Francisco, CA 94102-4697

FAXED

NOTICE OF CLOSED SESSION MEETING

AGENDA/NOTICE OF ASSESSMENT APPEALS BOARD No. 1 HEARING
ROOM 406, 1 DR. CARLTON B. GOODLETT PLACE, CITY HALL
MONDAY, OCTOBER 6, 2008
9:30 AM

Under the California Constitution and applicable statutes, hearings of the Assessment Appeals Board are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless properly admitted into evidence in compliance with the Revenue and Taxation code and the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

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1. Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board)
2. Closed session with legal counsel to continue preparing Findings of Fact, and to take possible action on the below listed application (pursuant to Revenue and Taxation code sections 1605.4):

A. APPLICATION	**2006-0037**
APPLICANT:	FERRY BUILDING INVESTORS
PARCEL NO.:	2002300444
PARCEL ADDRESS:	,
TOPIC:	Base Year/New Construction-Incorrect Value
CURRENT ASSESSMENT:	$86,000,000.00
APPLICANT'S OPINION:	$61,000,000.00
TAXABLE YEAR:	2002
APPEAL TYPE:	Possessory Interest
ROLL TYPE:	SUPPLEMENTAL

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3. Possible report on action taken in closed session (pursuant to Government Code Section 54957.1 and San Francisco Administrative Code Section 67.14)
4. Vote to elect whether to disclose any or all discussions held in closed session (pursuant to San Francisco Administrative Code Section 67.14(a).)
5. Adjournment.

DATE POSTED
OCT 0 2 2008
Assessment Appeals Board

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KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE

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Assessment Appeals Board 1 Hearing
Room 406, City Hall
Monday, October 06, 2008 To Tuesday, October 07, 2008
9:30 AM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0713
APPLICANT:	STONESTOWN SHOPPING CENTER LP/GENERAL GROWTH
PARCEL NO.:	7295 007
PARCEL ADDRESS:	0487V EUCALYPTUS DR,
TOPIC:	Base Year/Change in Ownership-Incorrect Value
CURRENT ASSESSMENT:	$219,978.00
APPLICANT'S OPINION:	$116,596.00
TAXABLE YEAR:	2004
APPEAL TYPE:	Real Property
ROLL TYPE:	SUPPLEMENTAL

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3) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0800
APPLICANT:	STONESTOWN SHOPPING CENTER, LP
PARCEL NO.:	7295 006
PARCEL ADDRESS:	0481V EUCALYPTUS DR,
TOPIC:	Base Year/Change in Ownership-Incorrect Value
CURRENT ASSESSMENT:	$214,918.00
APPLICANT'S OPINION:	$180,000.00
TAXABLE YEAR:	2004
APPEAL TYPE:	Real Property
ROLL TYPE:	SUPPLEMENTAL

DATE POSTED
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Assessment Appeals Board

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4) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0801
APPLICANT:	STONESTOWN SHOPPING CENTER, LP
PARCEL NO.:	7295 021
PARCEL ADDRESS:	0400 WINSTON DR,
TOPIC:	Base Year/Change in Ownership-Incorrect Value
CURRENT ASSESSMENT:	$215,628,435.00
APPLICANT'S OPINION:	$182,310,000.00
TAXABLE YEAR:	2004
APPEAL TYPE:	Real Property
ROLL TYPE:	SUPPLEMENTAL

5) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0802
APPLICANT:	STONESTOWN SHOPPING CENTER, LP
PARCEL NO.:	7295 022
PARCEL ADDRESS:	0595 BUCKINGHAM WAY,
TOPIC:	Base Year/Change in Ownership-Incorrect Value
CURRENT ASSESSMENT:	$52,134,786.00
APPLICANT'S OPINION:	$44,080,000.00
TAXABLE YEAR:	2004
APPEAL TYPE:	Real Property
ROLL TYPE:	SUPPLEMENTAL

6) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0803
APPLICANT:	STONESTOWN SHOPPING CENTER, LP
PARCEL NO.:	7296 005
PARCEL ADDRESS:	0245 - 0255 WINSTON DR,
TOPIC:	Base Year/Change in Ownership-Incorrect Value
CURRENT ASSESSMENT:	$32,496,750.00
APPLICANT'S OPINION:	$27,480,000.00
TAXABLE YEAR:	2004
APPEAL TYPE:	Real Property
ROLL TYPE:	SUPPLEMENTAL

7) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0804
APPLICANT:	STONESTOWN SHOPPING CENTER, LP
PARCEL NO.:	7296 007
PARCEL ADDRESS:	0285 WINSTON DR,
TOPIC:	Base Year/Change in Ownership-Incorrect Value
CURRENT ASSESSMENT:	$5,564,502.00
APPLICANT'S OPINION:	$4,700,000.00
TAXABLE YEAR:	2004
APPEAL TYPE:	Real Property
ROLL TYPE:	SUPPLEMENTAL

8) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0805
APPLICANT:	STONESTOWN SHOPPING CENTER, LP
PARCEL NO.:	7296 008
PARCEL ADDRESS:	0285V WINSTON DR,
TOPIC:	Base Year/Change in Ownership-Incorrect Value
CURRENT ASSESSMENT:	$1,499,850.00
APPLICANT'S OPINION:	$1,270,000.00
TAXABLE YEAR:	2004
APPEAL TYPE:	Real Property
ROLL TYPE:	SUPPLEMENTAL

9) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0806
APPLICANT:	STONESTOWN SHOPPING CENTER, LP
PARCEL NO.:	7296 009
PARCEL ADDRESS:	0285V WINSTON DR,
TOPIC:	Base Year/Change in Ownership-Incorrect Value
CURRENT ASSESSMENT:	$199,980.00
APPLICANT'S OPINION:	$170,000.00
TAXABLE YEAR:	2004
APPEAL TYPE:	Real Property
ROLL TYPE:	SUPPLEMENTAL

10) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0807
APPLICANT:	STONESTOWN SHOPPING CENTER, LP
PARCEL NO.:	7296 010
PARCEL ADDRESS:	0000,
TOPIC:	Base Year/Change in Ownership-Incorrect Value
CURRENT ASSESSMENT:	$39,996.00
APPLICANT'S OPINION:	$30,000.00
TAXABLE YEAR:	2004
APPEAL TYPE:	Real Property
ROLL TYPE:	SUPPLEMENTAL

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FAXED

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Room 406, City Hall
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9:30 AM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

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APPLICATION:	2007-0713
APPLICANT:	STONESTOWN SHOPPING CENTER LP/GENERAL GROWTH
PARCEL NO.:	7295 007
PARCEL ADDRESS:	0487V EUCALYPTUS DR,
TOPIC:	Base Year/Change in Ownership-Incorrect Value
CURRENT ASSESSMENT:	$219,978.00
APPLICANT'S OPINION:	$116,596.00
TAXABLE YEAR:	2004
APPEAL TYPE:	Real Property
ROLL TYPE:	SUPPLEMENTAL

3) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0800
APPLICANT:	STONESTOWN SHOPPING CENTER, LP
PARCEL NO.:	7295 006
PARCEL ADDRESS:	0481V EUCALYPTUS DR,
TOPIC:	Base Year/Change in Ownership-Incorrect Value
CURRENT ASSESSMENT:	$214,918.00
APPLICANT'S OPINION:	$180,000.00
TAXABLE YEAR:	2004
APPEAL TYPE:	Real Property
ROLL TYPE:	SUPPLEMENTAL

CANCELLED

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Assessment Appeals Board 1 Hearing
Room 406, City Hall
Monday, October 06, 2008 To Tuesday, October 07, 2008
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4) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0801
APPLICANT:	STONESTOWN SHOPPING CENTER, LP
PARCEL NO.:	7295 021
PARCEL ADDRESS:	0400 WINSTON DR,
TOPIC:	Base Year/Change in Ownership-Incorrect Value
CURRENT ASSESSMENT:	$215,628,435.00
APPLICANT'S OPINION:	$182,310,000.00
TAXABLE YEAR:	2004
APPEAL TYPE:	Real Property
ROLL TYPE:	SUPPLEMENTAL

5) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0802
APPLICANT:	STONESTOWN SHOPPING CENTER, LP
PARCEL NO.:	7295 022
PARCEL ADDRESS:	0595 BUCKINGHAM WAY,
TOPIC:	Base Year/Change in Ownership-Incorrect Value
CURRENT ASSESSMENT:	$32,134,786.00
APPLICANT'S OPINION:	$44,080,000.00
TAXABLE YEAR:	2004
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ROLL TYPE:	SUPPLEMENTAL

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6) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0803
APPLICANT:	STONESTOWN SHOPPING CENTER, LP
PARCEL NO.:	7296 005
PARCEL ADDRESS:	0245 - 0255 WINSTON DR,
TOPIC:	Base Year/Change in Ownership-Incorrect Value
CURRENT ASSESSMENT:	$32,496,750.00
APPLICANT'S OPINION:	$27,480,000.00
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APPEAL TYPE:	Real Property
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7) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0804
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PARCEL ADDRESS:	0285 WINSTON DR,
TOPIC:	Base Year/Change in Ownership-Incorrect Value
CURRENT ASSESSMENT:	$5,564,502.00
APPLICANT'S OPINION:	$4,700,000.00
TAXABLE YEAR:	2004
APPEAL TYPE:	Real Property
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8) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0805
APPLICANT:	STONESTOWN SHOPPING CENTER, LP
PARCEL NO.:	7296 008
PARCEL ADDRESS:	0285V WINSTON DR,
TOPIC:	Base Year/Change in Ownership-Incorrect Value
CURRENT ASSESSMENT:	$1,499,850.00
APPLICANT'S OPINION:	$1,270,000.00
TAXABLE YEAR:	2004
APPEAL TYPE:	Real Property
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9) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0806
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TOPIC:	Base Year/Change in Ownership-Incorrect Value
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APPLICANT'S OPINION:	$170,000.00
TAXABLE YEAR:	2004
APPEAL TYPE:	Real Property
ROLL TYPE:	SUPPLEMENTAL

CANCELLED

10) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0807
APPLICANT:	STONESTOWN SHOPPING CENTER, LP
PARCEL NO.:	7296 010
PARCEL ADDRESS:	0000,
TOPIC:	Base Year/Change in Ownership-Incorrect Value
CURRENT ASSESSMENT:	$39,996.00
APPLICANT'S OPINION:	$30,000.00
TAXABLE YEAR:	2004
APPEAL TYPE:	Real Property
ROLL TYPE:	SUPPLEMENTAL

CANCELLED

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Assessment Appeals Board 2 Hearing
Room 408, City Hall
Tuesday, October 07, 2008 To Tuesday, October 07, 2008
9:30 AM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0206
APPLICANT:	NORDSTROM, INC.
PARCEL NO.:	7296 006
PARCEL ADDRESS:	0285 WINSTON DR,
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	$28,821,148.00
APPLICANT'S OPINION:	$17,000,000.00
TAXABLE YEAR:	2007
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR
STATUS:	POSTPONED

3) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0291
APPLICANT:	LEE-MAH ELECTRONICS
PARCEL NO.:	2007204021
PARCEL ADDRESS:	1301 FOLSOM ST,
TOPIC:	Personal Property / Fixtures
CURRENT ASSESSMENT:	$1,567,620.00
APPLICANT'S OPINION:	$780,000.00
TAXABLE YEAR:	2007
APPEAL TYPE:	Personal Property
ROLL TYPE:	REGULAR

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Assessment Appeals Board

4) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0429
APPLICANT:	FLAIR DIVERSIFIED PROPERTIES, LLC
PARCEL NO.:	5286A007A
PARCEL ADDRESS:	2325 - 2345 JERROLD AVE,
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	$3,710,054.00
APPLICANT'S OPINION:	$2,193,210.00
TAXABLE YEAR:	2007
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

5) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0430
APPLICANT:	FLAIR DIVERSIFIED PROPERTIES, LLC
PARCEL NO.:	5286A007B
PARCEL ADDRESS:	2265 JERROLD AVE,
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	$797,131.00
APPLICANT'S OPINION:	$525,809.00
TAXABLE YEAR:	2007
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

6) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0444
APPLICANT:	HILTON HOTELS
PARCEL NO.:	2007520108
PARCEL ADDRESS:	0333 OFARRELL ST,
TOPIC:	Personal Property / Fixtures
CURRENT ASSESSMENT:	$20,310,603.00
APPLICANT'S OPINION:	$10,146,000.00
TAXABLE YEAR:	2007
APPEAL TYPE:	Personal Property
ROLL TYPE:	REGULAR
STATUS:	WITHDRAWN

7) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0457
APPLICANT:	SEDGWICK, DETERT, MORAN & ARNOLD, LLP
PARCEL NO.:	2007200529
PARCEL ADDRESS:	0001 MARKET STEUART TOWER, 8TH FLR
TOPIC:	Classification of Property in Incorrect
CURRENT ASSESSMENT:	$6,178,671.00
APPLICANT'S OPINION:	$3,050,000.00
TAXABLE YEAR:	2007
APPEAL TYPE:	Personal Property
ROLL TYPE:	REGULAR

8) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0539
APPLICANT:	LEE-MAH ELECTRONICS
PARCEL NO.:	2007200877
PARCEL ADDRESS:	1088 SANSOME ST,
TOPIC:	Personal Property / Fixtures
CURRENT ASSESSMENT:	$2,357,857.00
APPLICANT'S OPINION:	$300,000.00
TAXABLE YEAR:	2007
APPEAL TYPE:	Personal Property
ROLL TYPE:	REGULAR

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Assessment Appeals Board 2 Hearing
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CANCELED

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0209
APPLICANT:	NORDSTROM, INC.
PARCEL NO.:	7296 006
PARCEL ADDRESS:	0283, WINSTON DR,
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	$28,821,148.00
APPLICANT'S OPINION:	$17,000,000.00
TAXABLE YEAR:	2007
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR
STATUS:	POSTPONED

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3) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0291
APPLICANT:	LEE-MAH ELECTRONICS
PARCEL NO.:	2007204021
PARCEL ADDRESS:	1301 FOLSOM ST,
TOPIC:	Personal Property / Fixtures
CURRENT ASSESSMENT:	$1,567,620.00
APPLICANT'S OPINION:	$780,000.00
TAXABLE YEAR:	2007
APPEAL TYPE:	Personal Property
ROLL TYPE:	REGULAR

DATE POSTED
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Assessment Appeals Board

4) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0429
APPLICANT:	FLAIR DIVERSIFIED PROPERTIES, LLC
PARCEL NO.:	5286A007A
PARCEL ADDRESS:	2325 - 2345 JERROLD AVE,
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	$3,710,054.00
APPLICANT'S OPINION:	$2,193,210.00
TAXABLE YEAR:	2007
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

5) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0430
APPLICANT:	FLAIR DIVERSIFIED PROPERTIES, LLC
PARCEL NO.:	5286A007B
PARCEL ADDRESS:	2265 JERROLD AVE,
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	$797,131.00
APPLICANT'S OPINION:	$525,809.00
TAXABLE YEAR:	2007
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

CANCELED

6) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0444
APPLICANT:	HILTON HOTELS
PARCEL NO.:	2007520108
PARCEL ADDRESS:	0333 OFARRELL ST,
TOPIC:	Personal Property / Fixtures
CURRENT ASSESSMENT:	$20,310,603.00
APPLICANT'S OPINION:	$10,146,000.00
TAXABLE YEAR:	2007
APPEAL TYPE:	Personal Property
ROLL TYPE:	REGULAR
STATUS:	WITHDRAWN

7) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0457
APPLICANT:	SEDGWICK, DETERT, MORAN & ARNOLD, LLP
PARCEL NO.:	2007200529
PARCEL ADDRESS:	0001 MARKET STEUART TOWER,.8TH FLR
TOPIC:	Classification of Property in Incorrect
CURRENT ASSESSMENT:	$6,178,671.00
APPLICANT'S OPINION:	$3,050,000.00
TAXABLE YEAR:	2007
APPEAL TYPE:	Personal Property
ROLL TYPE:	REGULAR

8) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0539
APPLICANT:	LEE-MAH ELECTRONICS
PARCEL NO.:	2007200877
PARCEL ADDRESS:	1088 SANSOME ST,
TOPIC:	Personal Property / Fixtures
CURRENT ASSESSMENT:	$2,357,857.00
APPLICANT'S OPINION:	$300,000.00
TAXABLE YEAR:	2007
APPEAL TYPE:	Personal Property
ROLL TYPE:	REGULAR

CANCELED

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE

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Phone: (415) 554-6778
Fax: (415) 554-6775
TDD: (415) 554-5227
E-mail: AAB@sfgov.org

ASSESSMENT APPEALS BOARD
City Hall, Room 405
1 Dr. Carlton B. Goodlett Place
San Francisco, CA 94102-4697

FAXED

NOTICE OF CLOSED SESSION MEETING

AGENDA/NOTICE OF ASSESSMENT APPEALS BOARD No. 1 HEARING
ROOM 406, 1 DR. CARLTON B. GOODLETT PLACE, CITY HALL
WEDNESDAY, OCTOBER 8, 2008
9:30 AM

Under the California Constitution and applicable statutes, hearings of the Assessment Appeals Board are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless properly admitted into evidence in compliance with the Revenue and Taxation code and the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

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Public comment will be taken for items on the agenda, as well as items not on the agenda but under the jurisdiction of the Board. Each person wishing to speak on an item before the Board shall be permitted to be heard once for up to three minutes.

---

1. Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board)

2. Closed session with legal counsel to continue preparing Findings of Fact, and to take possible action on the below listed application (pursuant to Revenue and Taxation code sections 1605.4):

A. APPLICATION	**2006-0037**
APPLICANT:	FERRY BUILDING INVESTORS
PARCEL NO.:	2002300444
PARCEL ADDRESS:	,
TOPIC:	Base Year/New Construction-Incorrect Value
CURRENT ASSESSMENT:	$86,000,000.00
APPLICANT'S OPINION:	$61,000,000.00
TAXABLE YEAR:	2002
APPEAL TYPE:	Possessory Interest
ROLL TYPE:	SUPPLEMENTAL

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3. Possible report on action taken in closed session (pursuant to Government Code Section 54957.1 and San Francisco Administrative Code Section 67.14)

4. Vote to elect whether to disclose any or all discussions held in closed session (pursuant to San Francisco Administrative Code Section 67.14(a).)

5. Adjournment.

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ASSESSMENT APPEALS BOARD
City Hall, Room 405
1 Dr. Carlton B. Goodlett Place
San Francisco, CA 94102-4697

Agenda* / Notice of Assessment Appeals Board

Assessment Appeals Board 1 Hearing
Room 406, City Hall
Friday, October 10, 2008
9:30 AM

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1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION:	2005-0109
APPLICANT:	HONORWAY INVESTMENT CORP
PARCEL NO.:	0265 003
PARCEL ADDRESS:	0388 MARKET ST,
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	$1,217,822.00
APPLICANT'S OPINION:	$660,000.00
TAXABLE YEAR:	2005
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

3) Hearing, discussion, and possible action involving:

APPLICATION:	2005-0110
APPLICANT:	HONORWAY INVESTMENT CORP
PARCEL NO.:	0265 004
PARCEL ADDRESS:	0388 MARKET ST,
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	$10,121,741.00
APPLICANT'S OPINION:	$5,482,607.00
TAXABLE YEAR:	2005
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

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4) Hearing, discussion, and possible action involving:

APPLICATION:	2005-0111
APPLICANT:	HONORWAY INVESTMENT CORP
PARCEL NO.:	0265 005
PARCEL ADDRESS:	0388 MARKET ST,
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	$62,506,624.00
APPLICANT'S OPINION:	$33,857,000.00
TAXABLE YEAR:	2005
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

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JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

In the meeting of Assessment Appeals Board Number 1 for the City and County of San Francisco on Friday, October 10, 2008, at 9:40 a.m.

Present: Alec Lambie and Diane Robinson

Quorum present

Chairperson: Diane Robinson, Presiding

Deputy City Attorney: Marie C. Blits

Court Reporter: Fred Reppond

The following listed applicant for change in the assessed valuation of property affecting the 2005 assessment roll being present and heard, the Board took certain action, as specified under this date, on the original of the respective applications:

Appeal No.	Name	Disposition
2005-0109	Honorway Investment Corp	Submitted
2005-0110	Honorway Investment Corp	Submitted
2005-0111	Honorway Investment Corp	Submitted

There being no further business, the Board, at the hour of 12:05 p.m., recessed to reconvene Wednesday, October 15, 2008 at 9:30 a.m.

Angela Calvillo
Clerk

Dawn Duran
Administrator

Approved by the Board February 3, 2009

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ASSESSMENT APPEALS BOARD
City Hall, Room 405
1 Dr. Carlton B. Goodlett Place
San Francisco, CA 94102-4697

Agenda* / Notice of Assessment Appeals Board

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Assessment Appeals Board 1 Hearing
Room 406, City Hall
Wednesday, October 15, 2008 To Wednesday, October 15, 2008
9:30 AM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0629
APPLICANT:	MARRIOTT INTERNATIONAL, INC.
PARCEL NO.:	0297 028
PARCEL ADDRESS:	0500 POST ST,
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	$53,496,451.00
APPLICANT'S OPINION:	$30,999,600.00
TAXABLE YEAR:	2007
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

3) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0948
APPLICANT:	COSTELLA, GUIDO
PARCEL NO.:	0133 040A
PARCEL ADDRESS:	0325 GREEN ST,
TOPIC:	Base Year/Change in Ownership-Incorrect Value
CURRENT ASSESSMENT:	$2,100,000.00
APPLICANT'S OPINION:	$1,650,000.00
TAXABLE YEAR:	2005
APPEAL TYPE:	Real Property
ROLL TYPE:	SUPPLEMENTAL

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ASSESSMENT APPEALS BOARD
City Hall, Room 405
1 Dr. Carlton B. Goodlett Place
San Francisco, CA 94102-4697

FAXED

NOTICE OF CLOSED SESSION MEETING

AGENDA/NOTICE OF ASSESSMENT APPEALS BOARD No. 1 HEARING
ROOM 406, 1 DR. CARLTON B. GOODLETT PLACE, CITY HALL
MONDAY, OCTOBER 20, 2008
9:30 AM

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1. Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board)

2. **APPLICATION 2007-0016**

APPLICANT:	GEORGE BELONOGOFF
PARCEL NO.:	1677 021
PARCEL ADDRESS:	0800 - 0802 35TH AVE
TOPIC:	Board to consider applicant's request to reinstate application which was previously withdrawn on April 17, 2008. Application filed to contest an incorrect value for change in ownership.
CURRENT ASSESSMENT:	$1,350,000.00
APPLICANT'S OPINION:	$146,026.00
TAXABLE YEAR:	2006
APPEAL TYPE:	Real Property
ROLL TYPE:	SUPPLEMENTAL

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3. **APPLICATION 2007-0374**

APPLICANT:	CHRISTOPHER WITTEMAN
PARCEL NO.:	5654 004
PARCEL ADDRESS:	0114 NEVADA ST.
TOPIC:	Board to consider applicant's request to reinstate application which was previously denied for lack of appearance on September 4, 2008. Application filed to appeal a decline in value.
CURRENT ASSESSMENT:	$322,141.00
APPLICANT'S OPINION:	$314,000.00
TAXABLE YEAR:	2007
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

4. **Closed Session** with legal counsel to continue preparing Findings of Fact, and to take possible action on the below listed application (pursuant to Revenue and Taxation code sections 1605.4):

APPLICATION	**2006-0037**
APPLICANT:	FERRY BUILDING INVESTORS,
PARCEL NO.:	2002300444
PARCEL ADDRESS:	,
TOPIC:	Base Year/New Construction-Incorrect Value
CURRENT ASSESSMENT:	$86,000,000.00
APPLICANT'S OPINION:	$61,000,000.00
TAXABLE YEAR:	2002
APPEAL TYPE:	Possessory Interest
ROLL TYPE:	SUPPLEMENTAL

5. Possible report on action taken in closed session (pursuant to Government Code Section 54957.1 and San Francisco Administrative Code Section 67.14)

6. Vote to elect whether to disclose any or all discussions held in closed session (pursuant to San Francisco Administrative Code Section 67.14(a).)

7. Adjournment.

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City Hall, Room 405
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San Francisco, CA 94102-4697

Agenda* / Notice of Assessment Appeals Board

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Assessment Appeals Board 2 Hearing
Room 406, City Hall
Monday, October 20, 2008 To Monday, October 20, 2008
9:30 AM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION:	2006-1241
APPLICANT:	SAVANT, JOHN
PARCEL NO.:	4095 055
PARCEL ADDRESS:	0873 RHODE ISLAND ST,
TOPIC:	Base Year/Change in Ownership-Incorrect Value
CURRENT ASSESSMENT:	$925,000.00
APPLICANT'S OPINION:	$638,765.00
TAXABLE YEAR:	2004
APPEAL TYPE:	Real Property
ROLL TYPE:	SUPPLEMENTAL

3) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0396
APPLICANT:	LEVI STRAUSS & CO.
PARCEL NO.:	2007200354
PARCEL ADDRESS:	1155 BATTERY ST,
TOPIC:	Personal Property / Fixtures
CURRENT ASSESSMENT:	$15,439,063.00
APPLICANT'S OPINION:	$7,719,532.00
TAXABLE YEAR:	2007
APPEAL TYPE:	Personal Property
ROLL TYPE:	REGULAR

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Assessment Appeals Board

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4) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0397
APPLICANT:	LEVI'S ONLY STORES INC.
PARCEL NO.:	2007203987
PARCEL ADDRESS:	0300 POST ST,
TOPIC:	Personal Property / Fixtures
CURRENT ASSESSMENT:	$11,378,174.00
APPLICANT'S OPINION:	$5,689,088.00
TAXABLE YEAR:	2007
APPEAL TYPE:	Personal Property
ROLL TYPE:	REGULAR

5) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0497
APPLICANT:	SNEAD, KIMBERLY
PARCEL NO.:	1258 019
PARCEL ADDRESS:	0135 Buena Vista EAST AVE,
TOPIC:	Base Year/Change in Ownership-Incorrect Value
CURRENT ASSESSMENT:	$2,334,298.00
APPLICANT'S OPINION:	$1,680,000.00
TAXABLE YEAR:	2004
APPEAL TYPE:	Real Property
ROLL TYPE:	SUPPLEMENTAL

6) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0840
APPLICANT:	SNEAD, KIMBERLY
PARCEL NO.:	1258 019
PARCEL ADDRESS:	0135 Buena Vista EAST AVE,
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	$2,205,467.00
APPLICANT'S OPINION:	$1,900,000.00
TAXABLE YEAR:	2005
APPEAL TYPE:	Real Property
ROLL TYPE:	ESCAPE

7) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0841
APPLICANT:	SNEAD, KIMBERLY
PARCEL NO.:	1258 019
PARCEL ADDRESS:	0135 Buena Vista EAST AVE,
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	$2,520,954.00
APPLICANT'S OPINION:	$2,100,000.00
TAXABLE YEAR:	2007
APPEAL TYPE:	Real Property
ROLL TYPE:	ESCAPE

8) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0842
APPLICANT:	SNEAD, KIMBERLY
PARCEL NO.:	1258 019
PARCEL ADDRESS:	0135 Buena Vista EAST AVE,
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	$2,249,572.00
APPLICANT'S OPINION:	$1,900,000.00
TAXABLE YEAR:	2006
APPEAL TYPE:	Real Property
ROLL TYPE:	ESCAPE

9) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0976
APPLICANT:	SINGH, SUKHJINDER
PARCEL NO.:	6987 041
PARCEL ADDRESS:	0831 - 0845 HOLLOWAY AVE,
TOPIC:	
CURRENT ASSESSMENT:	$1,280,000.00
APPLICANT'S OPINION:	$950,000.00
TAXABLE YEAR:	2006
APPEAL TYPE:	Real Property
ROLL TYPE:	SUPPLEMENTAL

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE

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Lobbyist Registration and Reporting Requirements

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Disability Access – The hearing room is wheelchair accessible.

* Public comment will be taken on every item on the agenda.

JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

In the meeting of Assessment Appeals Board Number 2 for the City and County of San Francisco on Monday, October 20, 2008, at 9:35 a.m.

Present: Louisa Mendoza, Margaret Ruxton, Lawrence Lee and John McGary

Quorum present

Chairperson: John McGary, Presiding

The following listed applicant for change in the assessed valuation of property affecting the assessment Roll for various years being present and heard, the Board took certain action, as specified under this date, on the original of the respective applications:

Appeal No.	Name	Disposition
2006-1241	John Savant	Submitted
2007-0497	Kimberly Snead	Continued
2007-0840	Kimberly Snead	Continued
2007-0841	Kimberly Snead	Continued
2007-0842	Kimberly Snead	Continued

The following listed applicants for change in the assessed valuation of property affecting the Assessment Roll for various years having not been present for hearing as scheduled, the Board took no action, as specified under this date, on the original of the respective applications:

Appeal No.	Name	Disposition
2007-0396	Levi Strauss & Co.	Withdrawn
2007-0397	Levi Only Stores Inc.	Withdrawn
2007-0976	Sukhjinder Singh	Postponed

There being no further business, the Board, at the hour of 12:05 p.m., recessed to reconvene Tuesday, October 28, 2008 at 9:30 a.m.

Angela Calvillo
Clerk

Dawn Duran
Administrator

Approved by the Board on Tuesday, October 28, 2008

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ASSESSMENT APPEALS BOARD
City Hall, Room 405
1 Dr. Carlton B. Goodlett Place
San Francisco, CA 94102-4697

NOTICE OF CLOSED SESSION MEETING

AGENDA/NOTICE OF ASSESSMENT APPEALS BOARD No. 2 HEARING
ROOM 406, 1 DR. CARLTON B. GOODLETT PLACE, CITY HALL
MONDAY, OCTOBER 20, 2008
1:30 PM

Under the California Constitution and applicable statutes, hearings of the Assessment Appeals Board are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless properly admitted into evidence in compliance with the Revenue and Taxation code and the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

The Assessment Appeals Board Agenda packet and documents are available for review in Room 405 at City Hall. Each item on the Agenda may include the following documents: (1) An Application for Changed Assessment (2) Comparable Sale Information (3) Department or Agency Correspondence (4) Public Correspondence.

Public comment will be taken for items on the agenda, as well as items not on the agenda but under the jurisdiction of the Board. Each person wishing to speak on an item before the Board shall be permitted to be heard once for up to three minutes.

---

1. Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board)
2. Closed session with legal counsel to prepare Findings of Fact, and to take possible action on the below listed applications:(pursuant to Revenue and Taxation code sections 1605.4):

A. APPLICATION: **2006-1044**

APPLICANT:	Edward A. Landry Trustee
PARCEL NO.:	3786 027
PARCEL ADDRESS:	525 – 537 Brannan Street,
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	$6,825,296
APPLICANT'S OPINION:	$4,000,000
TAXABLE YEAR:	2006
APPEAL TYPE:	Real Property
ROLL TYPE:	Regular

B. APPLICATION: **2006-1045**

APPLICANT:	Edward A. Landry Trustee
PARCEL NO.:	3786 028
PARCEL ADDRESS:	525 – 537 Brannan Street,
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	$4,281,436
APPLICANT'S OPINION:	$2,000,000
TAXABLE YEAR:	2006
APPEAL TYPE:	Real Property
ROLL TYPE:	Regular

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3. Possible report on action taken in closed session (pursuant to Government Code Section 54957.1 and San Francisco Administrative Code Section 67.14)

4. Vote to elect whether to disclose any or all discussions held in closed session (pursuant to San Francisco Administrative Code Section 67.14(a).)

5. Adjournment.

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE

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Disability Access – The hearing room is wheelchair accessible.

* Public comment will be taken on every item on the agenda.

JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

In the meeting of Assessment Appeals Board Number 1 for the City and County of San Francisco on Tuesday, October 21, 2008 at 9:38 a.m.

Present: Alec Lambie, Lawrence Lee and Diane Robinson

Quorum present

Chairperson: Alec Lambie, Presiding

Deputy City Attorney Marie Blits

The Board convened in open session to discuss and consider requests from the below listed applicants' to have the applications at issue, which were previously withdrawn and denied for lack appearance respectively, reinstated by the Board and scheduled for evidentiary hearing. The Board took certain action, as specified under this date, on the following original applications:

Appeal No.	Name	Disposition
2007-0016	George Belonogoff	Continued; Board requested Applicant to provide additional information within 90 days.
2007-0374	Christopher Witteman	Board approved Applicant's request; Application reinstated.

At the hour of 9:45 a.m., the Board went into closed session with legal counsel to continue drafting and preparing findings of fact for the below listed application. The Board reconvened in open session at 11:53 a.m. and took the following action on the original of the respective application:

Appeal No.	Name	Disposition
2006-0037	Ferry Building Investors	Continued to 10/23/08; no action taken,

There being no further business, the Board, at the hour of 12:02 p.m. recessed to reconvene Thursday, October 23, 2008, at 9:30 a.m.

Angela Calvillo
Clerk

Dawn Duran
Administrator

Approved by the Board February 3, 2009

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ASSESSMENT APPEALS BOARD
City Hall, Room 405
1 Dr. Carlton B. Goodlett Place
San Francisco, CA 94102-4697

Agenda* / Notice of Assessment Appeals Board

Under the California Constitution and applicable statutes, hearings of the Assessment Appeals Board are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless property admitted into evidence in compliance with the Revenue and Taxation code and the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

The Assessment Appeals Board Agenda packet and documents are available for review in Room 405 at City Hall. Each item on the Agenda may include the following documents: (1) An Application for Changed Assessment (2) Comparable Sale Information (3) Department or Agency Correspondence (4) Public

Public comment will be taken for items on the agenda, as well as items not on the agenda but under the jurisdiction of the Board. Each person wishing to speak on an item before the Board shall be permitted to be heard once for up to three minutes.

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10/22/08

Assessment Appeals Board 1 Hearing
Room 406, City Hall
Wednesday, October 22, 2008 To Thursday, October 23, 2008
9:30 AM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0183
APPLICANT:	YERBA BUENA ENTERTAINMENT CTR
PARCEL NO.:	2007709526
PARCEL ADDRESS:	,
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	$125,908,660.00
APPLICANT'S OPINION:	$63,000,000.00
TAXABLE YEAR:	2007
APPEAL TYPE:	Possessory Interest
ROLL TYPE:	REGULAR

DATE POSTED
OCT 15 2008
Assessment Appeals Board
10-15-08A11:08 RCVD

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KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE

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Disability Access – The hearing room is wheelchair accessible.

* Public comment will be taken on every item on the agenda.

JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

In the closed session meeting of Assessment Appeals Board Number 1 for the City and County of San Francisco on Thursday, October 23, 2008 at 9:32 a.m.

Present: Alec Lambie, Lawrence Lee and Diane Robinson

Quorum present

Chairperson: Alec Lambie, Presiding

Deputy City Attorney Marie Blits

With no public present for comment, the Board went into closed session with legal counsel at the hour of 9:35 a.m. to continue preparing findings of fact for the below listed application. At the hour of 11:20 a.m. the Board reconvened in open session and took action, as specified under this date, on the original of the respective application:

Appeal No.	Name	Disposition
2006-0037	Ferry Building Investors	Board issued Findings of Fact.

There being no further business, the Board, at the hour of 11: 27 a.m. recessed to reconvene Monday, November 3, 2008, at 9:30 a.m.

Angela Calvillo
Clerk

Dawn Duran
Administrator

Approved by the Board on Wednesday, December 3, 2008

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ASSESSMENT APPEALS BOARD
City Hall, Room 405
1 Dr. Carlton B. Goodlett Place
San Francisco, CA 94102-4697

NOTICE OF CLOSED SESSION MEETING

AGENDA/NOTICE OF ASSESSMENT APPEALS BOARD No. 2 HEARING
ROOM 406, 1 DR. CARLTON B. GOODLETT PLACE, CITY HALL
FRIDAY, OCTOBER 24, 2008
9:30 AM

Under the California Constitution and applicable statutes, hearings of the Assessment Appeals Board are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless properly admitted into evidence in compliance with the Revenue and Taxation code and the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

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---

1. Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board)

2. Closed session with legal counsel to continue preparing Findings of Fact, and to take possible action on the below listed application (pursuant to Revenue and Taxation code sections 1605.4):

A. APPLICATION	**2006-1044**
APPLICANT:	Edward A. Landry Trustee
PARCEL NO.:	3786 027
PARCEL ADDRESS:	525 – 537 Brannan Street,
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	$6,825,296
APPLICANT'S OPINION:	$4,000,000
TAXABLE YEAR:	2006
APPEAL TYPE:	Real Property
ROLL TYPE:	Regular

B. APPLICATION	**2006-1045**
APPLICANT:	Edward A. Landry Trustee
PARCEL NO.:	3786 028
PARCEL ADDRESS:	525 – 537 Brannan Street,
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	$4,281,436
APPLICANT'S OPINION:	$2,000,000
TAXABLE YEAR:	2006
APPEAL TYPE:	Real Property
ROLL TYPE:	Regular

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3. Possible report on action taken in closed session (pursuant to Government Code Section 54957.1 and San Francisco Administrative Code Section 67.14)

4. Vote to elect whether to disclose any or all discussions held in closed session (pursuant to San Francisco Administrative Code Section 67.14(a).)

5. Adjournment.

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ASSESSMENT APPEALS BOARD
City Hall, Room 405
1 Dr. Carlton B. Goodlett Place
San Francisco, CA 94102-4697

SF
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#1
10/28/08

Agenda* / Notice of Assessment Appeals Board

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Assessment Appeals Board 2 Hearing
Room 406, City Hall
Tuesday, October 28, 2008 To Tuesday, October 28, 2008
9:30 AM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION:	2006-0583
APPLICANT:	TARRANT PARTNERS LP
PARCEL NO.:	2006203959
PARCEL ADDRESS:	0345 CALIFORNIA ST, 3300
TOPIC:	Personal Property / Fixtures
CURRENT ASSESSMENT:	$8,727,554.00
APPLICANT'S OPINION:	$4,350,000.00
TAXABLE YEAR:	2006
APPEAL TYPE:	Personal Property
ROLL TYPE:	REGULAR
STATUS:	POSTPONED

10-23-08A11:47 RCVD

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OCT 21 2008
Assessment Appeals Board

3) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0280
APPLICANT:	THOMAS WEISEL PARTNERS GROUP
PARCEL NO.:	2007204441
PARCEL ADDRESS:	0120 KEARNY ST, 3700
TOPIC:	
CURRENT ASSESSMENT:	$21,187,654.00
APPLICANT'S OPINION:	$10,600,000.00
TAXABLE YEAR:	2007
APPEAL TYPE:	Personal Property
ROLL TYPE:	REGULAR

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4) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0281
APPLICANT:	VERIZON GLOBAL NETWORK INC.
PARCEL NO.:	2007206611
PARCEL ADDRESS:	0200 PAUL AVE,
TOPIC:	
CURRENT ASSESSMENT:	$9,577,525.00
APPLICANT'S OPINION:	$4,800,000.00
TAXABLE YEAR:	2007
APPEAL TYPE:	Personal Property
ROLL TYPE:	REGULAR

5) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0387
APPLICANT:	SMITH, ADAM
PARCEL NO.:	3610 007
PARCEL ADDRESS:	0956 S SOUTH VAN NESS AVE,
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	$1,579,980.00
APPLICANT'S OPINION:	$1,026,000.00
TAXABLE YEAR:	2007
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR
STATUS:	POSTPONED

6) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0570
APPLICANT:	UNITED ASSOCIATION OF JOURNEYM
PARCEL NO.:	5434B004
PARCEL ADDRESS:	2660 NEWHALL ST,
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	$2,673,901.00
APPLICANT'S OPINION:	$1,703,000.00
TAXABLE YEAR:	2007
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

7) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0625
APPLICANT:	SIC HOTEL COMPANIES
PARCEL NO.:	2007520061
PARCEL ADDRESS:	0950 MASON ST,
TOPIC:	Personal Property / Fixtures
CURRENT ASSESSMENT:	$13,810,869.00
APPLICANT'S OPINION:	$4,000,000.00
TAXABLE YEAR:	2007
APPEAL TYPE:	Personal Property
ROLL TYPE:	REGULAR

8) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0671
APPLICANT:	MORGAN STANLEY
PARCEL NO.:	2007205188
PARCEL ADDRESS:	0101 CALIFORNIA ST, 0300
TOPIC:	Personal Property / Fixtures
CURRENT ASSESSMENT:	$4,637,985.00
APPLICANT'S OPINION:	$2,315,000.00
TAXABLE YEAR:	2007
APPEAL TYPE:	Personal Property
ROLL TYPE:	REGULAR

9) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0699
APPLICANT:	MARSH USA, INC.
PARCEL NO.:	2007208474
PARCEL ADDRESS:	0160 SPEAR ST, 1500
TOPIC:	Personal Property / Fixtures
CURRENT ASSESSMENT:	$9,160,000.00
APPLICANT'S OPINION:	$4,500,000.00
TAXABLE YEAR:	2007
APPEAL TYPE:	Personal Property
ROLL TYPE:	REGULAR
STATUS:	POSTPONED

10) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0700
APPLICANT:	UNIVISION TELEVISION GROUP, INC.
PARCEL NO.:	2007201101
PARCEL ADDRESS:	0050 FREMONT ST, 4100
TOPIC:	Personal Property / Fixtures
CURRENT ASSESSMENT:	$7,245,253.00
APPLICANT'S OPINION:	$3,600,000.00
TAXABLE YEAR:	2007
APPEAL TYPE:	Personal Property
ROLL TYPE:	REGULAR
STATUS:	POSTPONED

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E-mail: AAB@sfgov.org

ASSESSMENT APPEALS BOARD
City Hall, Room 405
1 Dr. Carlton B. Goodlett Place
San Francisco, CA 94102-4697

NOTICE OF CLOSED SESSION MEETING

AGENDA/NOTICE OF ASSESSMENT APPEALS BOARD No. 2 HEARING
ROOM 406, 1 DR. CARLTON B. GOODLETT PLACE, CITY HALL
TUESDAY, OCTOBER 28, 2008 .
1:00 PM

Under the California Constitution and applicable statutes, hearings of the Assessment Appeals Board are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless properly admitted into evidence in compliance with the Revenue and Taxation code and the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

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Public comment will be taken for items on the agenda, as well as items not on the agenda but under the jurisdiction of the Board. Each person wishing to speak on an item before the Board shall be permitted to be heard once for up to three minutes.

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1. Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board)
2. Closed session to deliberate valuation and to take possible action on the below listed application (pursuant to Revenue and Taxation code sections 1605.4 and Property Tax Rule 313) :
3.

APPLICATION	**2006-1241**
APPLICANT:	JOHN P. SAVANT
PARCEL NO.:	4095 055
PARCEL ADDRESS:	0871-0873 Rhode Island St,
TOPIC:	Decline in Value/Base Year
CURRENT ASSESSMENT:	$925,000.00
REVISED OPINION:	$638,765.00
TAXABLE YEAR:	2004
APPEAL TYPE:	Real Property
ROLL TYPE:	SUPPLEMENTAL

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4. Possible report on action taken in closed session (pursuant to Government Code Section 54957.1 and San Francisco Administrative Code Section 67.14)
5. Vote to elect whether to disclose any or all discussions held in closed session (pursuant to San Francisco Administrative Code Section 67.14(a).)
6. Adjournment.

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Disability Access – The hearing room is wheelchair accessible.

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Phone: (415) 554-6778
Fax: (415) 554-6775
TDD: (415) 554-5227
E-mail: AAB@sfgov.org

ASSESSMENT APPEALS BOARD
City Hall, Room 405
1 Dr. Carlton B. Goodlett Place
San Francisco, CA 94102-4697

Agenda* / Notice of Assessment Appeals Board

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Assessment Appeals Board 2 Hearing
Room 406, City Hall
Wednesday, October 29, 2008 To Wednesday, October 29, 2008
9:30 AM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0577
APPLICANT:	APPLE, INC.
PARCEL NO.:	2007206387
PARCEL ADDRESS:	3251 - 20TH AVE, 167
TOPIC:	
CURRENT ASSESSMENT:	$1,921,577.00
APPLICANT'S OPINION:	$110,000.00
TAXABLE YEAR:	2007
APPEAL TYPE:	Personal Property
ROLL TYPE:	REGULAR

3) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0578
APPLICANT:	APPLE, INC.
PARCEL NO.:	2007206720
PARCEL ADDRESS:	0018 ELLIS ST,
TOPIC:	
CURRENT ASSESSMENT:	$18,461,075.00
APPLICANT'S OPINION:	$1,200,000.00
TAXABLE YEAR:	2007
APPEAL TYPE:	Personal Property
ROLL TYPE:	REGULAR

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Assessment Appeals Board

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4) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0923
APPLICANT:	RRTI, INC.
PARCEL NO.:	6529 002
PARCEL ADDRESS:	2918 - 2920 MISSION ST,
TOPIC:	Base Year/Change in Ownership-Incorrect Value
CURRENT ASSESSMENT:	$313,265.00
APPLICANT'S OPINION:	$288,265.00
TAXABLE YEAR:	2005
APPEAL TYPE:	Real Property
ROLL TYPE:	SUPPLEMENTAL

5) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0924
APPLICANT:	RRTI, INC.
PARCEL NO.:	6529 002
PARCEL ADDRESS:	2918 - 2920 MISSION ST,
TOPIC:	Base Year/Change in Ownership-Incorrect Value
CURRENT ASSESSMENT:	$600,000.00
APPLICANT'S OPINION:	$583,333.00
TAXABLE YEAR:	2006
APPEAL TYPE:	Real Property
ROLL TYPE:	SUPPLEMENTAL

6) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0925
APPLICANT:	RRTI, INC.
PARCEL NO.:	6529 002A
PARCEL ADDRESS:	2922 MISSION ST,
TOPIC:	Base Year/Change in Ownership-Incorrect Value
CURRENT ASSESSMENT:	$313,678.00
APPLICANT'S OPINION:	$288,678.00
TAXABLE YEAR:	2005
APPEAL TYPE:	Real Property
ROLL TYPE:	SUPPLEMENTAL

7) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0926
APPLICANT:	RRTI, INC.
PARCEL NO.:	6529 002A
PARCEL ADDRESS:	2922 MISSION ST,
TOPIC:	Base Year/Change in Ownership-Incorrect Value
CURRENT ASSESSMENT:	$600,000.00
APPLICANT'S OPINION:	$583,333.00
TAXABLE YEAR:	2006
APPEAL TYPE:	Real Property
ROLL TYPE:	SUPPLEMENTAL

8) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0927
APPLICANT:	RRTI, INC.
PARCEL NO.:	6529 003
PARCEL ADDRESS:	2920 MISSION ST,
TOPIC:	Base Year/Change in Ownership-Incorrect Value
CURRENT ASSESSMENT:	$845,395.00
APPLICANT'S OPINION:	$295,395.00
TAXABLE YEAR:	2005
APPEAL TYPE:	Real Property
ROLL TYPE:	SUPPLEMENTAL

9) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0928
APPLICANT:	RRTI, INC.
PARCEL NO.:	6529 003
PARCEL ADDRESS:	2920 MISSION ST,
TOPIC:	Base Year/Change in Ownership-Incorrect Value
CURRENT ASSESSMENT:	$1,600,000.00
APPLICANT'S OPINION:	$583,333.00
TAXABLE YEAR:	2006
APPEAL TYPE:	Real Property
ROLL TYPE:	SUPPLEMENTAL

10) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0938
APPLICANT:	BESSEMER TRUST
PARCEL NO.:	2008900197
PARCEL ADDRESS:	,
TOPIC:	Penalty Assessment
CURRENT ASSESSMENT:	$1,633,049.00
APPLICANT'S OPINION:	$1,633,049.00
TAXABLE YEAR:	2004
APPEAL TYPE:	Penalty Assessment
ROLL TYPE:	ESCAPE
STATUS:	WITHDRAWN

11) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0939
APPLICANT:	BESSEMER TRUST
PARCEL NO.:	2008900196
PARCEL ADDRESS:	,
TOPIC:	Penalty Assessment
CURRENT ASSESSMENT:	$1,596,438.00
APPLICANT'S OPINION:	$1,596,438.00
TAXABLE YEAR:	2005
APPEAL TYPE:	Penalty Assessment
ROLL TYPE:	ESCAPE
STATUS:	WITHDRAWN

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JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

In the meeting of Assessment Appeals Board Number 2 for the City and County of San Francisco on Wednesday, October 29, 2008, at 9:35 a.m.

Present: Diane Robinson, Mervin Conlan and John McGary

Quorum present

Chairperson: Diane Robinson, Presiding

The following listed applicant for change in the assessed valuation of property affecting the assessment Roll for various years being present and heard, the Board took certain action, as specified under this date, on the original of the respective applications:

Appeal No.	Name	Disposition
2007-0923	RRTI, Inc.	Verbal Stipulated Value Approved
2007-0924	RRTI, Inc.	Verbal Stipulated Value Approved
2007-0925	RRTI, Inc.	Verbal Stipulated Value Approved
2007-0926	RRTI, Inc.	Verbal Stipulated Value Approved
2007-0927	RRTI, Inc.	Verbal Stipulated Value Approved
2007-0928	RRTI, Inc.	Verbal Stipulated Value Approved

The following listed applicants for change in the assessed valuation of property affecting the Assessment Roll for various years having not been present for hearing as scheduled, the Board took no action, as specified under this date, on the original of the respective applications:

Appeal No.	Name	Disposition
2007-0577	Apple, Inc.	Withdrawn
2007-0578	Apple, Inc.	Withdrawn
2007-0938	Bessemer Trust	Withdrawn
2007-0939	Bessemer Trust	Withdrawn

There being no further business, the Board, at the hour of 10:40 a.m., recessed to reconvene Monday, November 3, 2008 at 9:30 a.m.

Angela Calvillo
Clerk

Dawn Duran
Administrator

Approved by the Board on Wednesday, November 5, 2008

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ASSESSMENT APPEALS BOARD
City Hall, Room 405
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Agenda* / Notice of Assessment Appeals Board

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Assessment Appeals Board 2 Hearing
Room 406, City Hall
Monday, November 03, 2008 To Monday, November 03, 2008
9:30 AM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0631
APPLICANT:	PESCE, CARLOS
PARCEL NO.:	5254 004
PARCEL ADDRESS:	1514 - 1516 HUDSON AVE,
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	$1,236,508.00
APPLICANT'S OPINION:	$803,000.00
TAXABLE YEAR:	2007
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

10-29-08A11:30 RCVD

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3) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0917
APPLICANT:	NOE VALLEY PARKING CORP.
PARCEL NO.:	6509 040
PARCEL ADDRESS:	3861 - 3865 24TH ST,
TOPIC:	Base Year/Change in Ownership-Incorrect Value
CURRENT ASSESSMENT:	$3,823,814.00
APPLICANT'S OPINION:	$1,823,814.00
TAXABLE YEAR:	2004
APPEAL TYPE:	Real Property
ROLL TYPE:	SUPPLEMENTAL
STATUS:	WITHDRAWN

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Assessment Appeals Board

4) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0918
APPLICANT:	NOE VALLEY PARKING CORP.
PARCEL NO.:	6509 040
PARCEL ADDRESS:	3861 - 3865 24TH ST,
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	$3,900,290.00
APPLICANT'S OPINION:	$1,860,290.00
TAXABLE YEAR:	2005
APPEAL TYPE:	Real Property
ROLL TYPE:	2ND ESCAPE
STATUS:	WITHDRAWN

5) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0919
APPLICANT:	NOE VALLEY PARKING CORP.
PARCEL NO.:	6509 040
PARCEL ADDRESS:	3861 - 3865 24TH ST,
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	$3,978,295.00
APPLICANT'S OPINION:	$1,897,496.00
TAXABLE YEAR:	2006
APPEAL TYPE:	Real Property
ROLL TYPE:	2ND ESCAPE
STATUS:	WITHDRAWN

6) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0920
APPLICANT:	NOE VALLEY PARKING CORP.
PARCEL NO.:	6509 040
PARCEL ADDRESS:	3861 - 3865 24TH ST,
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	$4,057,859.00
APPLICANT'S OPINION:	$1,935,446.00
TAXABLE YEAR:	2007
APPEAL TYPE:	Real Property
ROLL TYPE:	2ND ESCAPE
STATUS:	WITHDRAWN

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ASSESSMENT APPEALS BOARD
City Hall, Room 405
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San Francisco, CA 94102-4697

Agenda* / Notice of Assessment Appeals Board

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Assessment Appeals Board 2 Hearing
Room 406, City Hall
Wednesday, November 05, 2008 To Wednesday, November 05, 2008
9:30 AM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0897
APPLICANT:	VENTURE HOLDIINGS. LLC
PARCEL NO.:	7106 059
PARCEL ADDRESS:	0000 V,
TOPIC:	Base Year/Change in Ownership-Incorrect Value
CURRENT ASSESSMENT:	$275,000.00
APPLICANT'S OPINION:	$165,000.00
TAXABLE YEAR:	2004
APPEAL TYPE:	Real Property
ROLL TYPE:	SUPPLEMENTAL
STATUS:	WITHDRAWN

3) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0898
APPLICANT:	VENTURE HOLDIINGS. LLC
PARCEL NO.:	7106 058
PARCEL ADDRESS:	0200 BROAD ST,
TOPIC:	Base Year/Change in Ownership-Incorrect Value
CURRENT ASSESSMENT:	$350,000.00
APPLICANT'S OPINION:	$165,000.00
TAXABLE YEAR:	2004
APPEAL TYPE:	Real Property
ROLL TYPE:	SUPPLEMENTAL
STATUS:	WITHDRAWN

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4) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0908
APPLICANT:	BARNETTE, JOHN
PARCEL NO.:	5325 016B
PARCEL ADDRESS:	1491 PALOU AVE,
TOPIC:	Base Year/Change in Ownership-Incorrect Value
CURRENT ASSESSMENT:	$650,000.00
APPLICANT'S OPINION:	$550,000.00
TAXABLE YEAR:	2006
APPEAL TYPE:	Real Property
ROLL TYPE:	SUPPLEMENTAL

5) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0922
APPLICANT:	LE, LAN
PARCEL NO.:	5341 005
PARCEL ADDRESS:	1538 - 1540 SHAFTER AVE,
TOPIC:	Base Year/Change in Ownership-Incorrect Value
CURRENT ASSESSMENT:	$895,000.00
APPLICANT'S OPINION:	$590,000.00
TAXABLE YEAR:	2007
APPEAL TYPE:	Real Property
ROLL TYPE:	SUPPLEMENTAL

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JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

In the meeting of Assessment Appeals Board Number 2 for the City and County of San Francisco on Wednesday, November 5, 2008, at 9:40 a.m.

Present: Louisa Mendoza, Mervin Conlan and John McGary

Quorum present

Chairperson: John McGary, Presiding

The following listed applicant for change in the assessed valuation of property affecting the assessment Roll for various years being present and heard, the Board took certain action, as specified under this date, on the original of the respective applications:

Appeal No.	Name	Disposition
2007-0908	John Barnette	A.V.Lowered (Board)
2007-0921	Dimas Moncada	Rescinded
2007-0922	Lan Le	A.V.Lowered (Assessor)

The following listed applicants for change in the assessed valuation of property affecting the Assessment Roll for various years having not been present for hearing as scheduled, the Board took no action, as specified under this date, on the original of the respective applications:

Appeal No.	Name	Disposition
2007-0897	Venture Holdings, LLC	Withdrawn
2007-0898	Venture Holdings, LLC	Withdrawn

There being no further business, the Board, at the hour of 11:55 a.m., recessed to reconvene Thursday, November 6, 2008 at 9:30 a.m.

Angela Calvillo
Clerk

Dawn Duran
Administrator

Approved by the Board on Thursday, November 6, 2008

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ASSESSMENT APPEALS BOARD
City Hall, Room 405
1 Dr. Carlton B. Goodlett Place
San Francisco, CA 94102-4697

NOTICE OF CLOSED SESSION MEETING

AGENDA/NOTICE OF ASSESSMENT APPEALS BOARD No. 2 HEARING
ROOM 406, 1 DR. CARLTON B. GOODLETT PLACE, CITY HALL
THURSDAY, NOVEMBER 6, 2008
9:30 AM

Under the California Constitution and applicable statutes, hearings of the Assessment Appeals Board are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless properly admitted into evidence in compliance with the Revenue and Taxation code and the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

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1. Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board)

2. Closed session with legal counsel to continue preparing Findings of Fact, and to take possible action on the below listed applications: (pursuant to Revenue and Taxation code sections 1605.4):

A. APPLICATION **2006-1044**

APPLICANT:	Edward A. Landry Trustee
PARCEL NO.:	3786 027
PARCEL ADDRESS:	525 – 537 Brannan Street,
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	$6,825,296
APPLICANT'S OPINION:	$4,000,000
TAXABLE YEAR:	2006
APPEAL TYPE:	Real Property
ROLL TYPE:	Regular

B. APPLICATION **2006-1045**

APPLICANT:	Edward A. Landry Trustee
PARCEL NO.:	3786 028
PARCEL ADDRESS:	525 – 537 Brannan Street,
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	$4,281,436
APPLICANT'S OPINION:	$2,000,000
TAXABLE YEAR:	2006
APPEAL TYPE:	Real Property
ROLL TYPE:	Regular

DATE POSTED
OCT 28 2008
Assessment Appeals Board

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3. Possible report on action taken in closed session (pursuant to Government Code Section 54957.1 and San Francisco Administrative Code Section 67.14)

4. Vote to elect whether to disclose any or all discussions held in closed session (pursuant to San Francisco Administrative Code Section 67.14(a).)

5. Adjournment.

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JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

In the closed session meeting of Assessment Appeals Board Number 2 for the City and County of San Francisco on Thursday, November 6, 2008 at 9:37 a.m.

Present: John McGary, Louisa Mendoza and Margaret Ruxton

Quorum present

Chairperson: John McGary, Presiding

Deputy City Attorney Marie Blits

With no public present for comment, the Board went into closed session with legal counsel at the hour of 9:41 a.m. to continue deliberating and preparing findings of fact the below listed applications.

At the hour of 11:35 a.m. the Board reconvened in open session and took action, as specified under this date, on the original of the respective applications:

Appeal No.	Name	Disposition
2006-1044	Edward A. Landry, Trustee	A.V. Lowered (Board); Board issued its Findings of Fact.
2006-1045	Edward A. Landry, Trustee	Same as above.

There being no further business, the Board, at the hour of 11:42 a.m. recessed to reconvene Tuesday, November 18, 2008, at 9:30 a.m.

Angela Calvillo
Clerk

Dawn Duran
Administrator

Approved by the Board December 11, 2008

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ASSESSMENT APPEALS BOARD
City Hall, Room 405
1 Dr. Carlton B. Goodlett Place
San Francisco, CA 94102-4697

NOTICE OF CLOSED SESSION MEETING

AGENDA/NOTICE OF ASSESSMENT APPEALS BOARD No. 2 HEARING
ROOM 406, 1 DR. CARLTON B. GOODLETT PLACE, CITY HALL
FRIDAY, NOVEMBER 7, 2008
9:30 AM

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Public comment will be taken for items on the agenda, as well as items not on the agenda but under the jurisdiction of the Board. Each person wishing to speak on an item before the Board shall be permitted to be heard once for up to three minutes.

---

1. Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board)
2. Closed session to deliberate valuation and to take possible action on the below listed application (pursuant to Revenue and Taxation code sections 1605.4 and Property Tax Rule 313) :
3.

APPLICATION	**2007-0589**
APPLICANT:	Patrick F. Odonovan
PARCEL NO.:	0507 026A
PARCEL ADDRESS:	1863 Lombard Street,
TOPIC:	Decline in Value/Base Year
CURRENT ASSESSMENT:	$2,621,250
REVISED OPINION:	$860,000
TAXABLE YEAR:	2006
APPEAL TYPE:	Real Property
ROLL TYPE:	SUPPLEMENTAL

DATE POSTED
OCT 30 2008
Assessment Appeals Board

4. Possible report on action taken in closed session (pursuant to Government Code Section 54957.1 and San Francisco Administrative Code Section 67.14)
5. Vote to elect whether to disclose any or all discussions held in closed session (pursuant to San Francisco Administrative Code Section 67.14(a).)
6. Adjournment.

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Disability Access – The hearing room is wheelchair accessible.

* Public comment will be taken on every item on the agenda.

JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

In the meeting of Assessment Appeals Board Number 2 for the City and County of San Francisco on Friday, November 7, 2008 at 9:30 a.m.

Present: Louisa Mendoza, Mervin Conlan and John McGary

Quorum present

Chairperson: John McGary, Presiding

With no public present for comment, the Board went into closed session at the hour of 9:35 a.m. to review documents and newly submitted documents regarding matters before the Board for the below listed application.

At the hour of 9:30 a.m., the Board reconvened in open session and, with the following listed applicant(s) for change in the assessed valuation of property being present and heard, the Board took action, as specified under this date, on the original of the respective application:

Appeal No.	Name	Disposition
2007-0589	Patrick F. Odonovan	Denied

There being no further business, the Board, at the hour of 11:50 a.m. recessed to reconvene Wednesday, November 12, 2008, at 9:30 a.m.

Angela Calvillo
Clerk

Dawn Duran
Administrator

Approved by the Board on Tuesday, April 14, 2009

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ASSESSMENT APPEALS BOARD
City Hall, Room 405
1 Dr. Carlton B. Goodlett Place
San Francisco, CA 94102-4697

NOTICE OF CLOSED SESSION MEETING

AGENDA/NOTICE OF ASSESSMENT APPEALS BOARD No. 2 HEARING
ROOM 406, 1 DR. CARLTON B. GOODLETT PLACE, CITY HALL
FRIDAY, NOVEMBER 12, 2008
9:30 AM

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---

1. Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board)
2. Closed session to commence drafting finding of fact for the below listed application (pursuant to Revenue and Taxation code sections 1605.4 and Property Tax Rule 313) :
3.

APPLICATION:	2007-0933
APPLICANT:	O'CONNOR, JOHN
PARCEL NO.:	3639 002
PARCEL ADDRESS:	2652 HARRISON ST,
TOPIC:	Base Year/Change in Ownership-Incorrect Value
CURRENT ASSESSMENT:	$1,900,000.00
APPLICANT'S OPINION:	$1,000,000.00
TAXABLE YEAR:	2005
APPEAL TYPE:	Real Property
ROLL TYPE:	SUPPLEMENTAL

4. Possible report on action taken in closed session (pursuant to Government Code Section 54957.1 and San Francisco Administrative Code Section 67.14)
5. Vote to elect whether to disclose any or all discussions held in closed session (pursuant to San Francisco Administrative Code Section 67.14(a).)
6. Adjournment.

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ASSESSMENT APPEALS BOARD
City Hall, Room 405
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Agenda* / Notice of Assessment Appeals Board

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Assessment Appeals Board 2 Hearing
Room 406, City Hall
Monday, November 17, 2008 To Monday, November 17, 2008
9:30 AM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0982
APPLICANT:	FAUSTINO, JULIE
PARCEL NO.:	2676 006
PARCEL	0235 CRESTMONT DR,
TOPIC:	Base Year/Change in Ownership
CURRENT ASSESSMENT:	$221,589.00
APPLICANT'S	$126,009.00
TAXABLE YEAR:	2001
APPEAL TYPE:	Real Property
ROLL TYPE:	SUPPLEMENTAL

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3) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0983
APPLICANT:	FAUSTINO, JULIE
PARCEL NO.:	2676 006
PARCEL	0235 CRESTMONT DR,
TOPIC:	Base Year/Change in Ownership
CURRENT ASSESSMENT:	$223,686.00
APPLICANT'S	$128,530.00
TAXABLE YEAR:	2002
APPEAL TYPE:	Real Property
ROLL TYPE:	2ND SUPPLEMENTAL

DATE POSTED
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Assessment Appeals Board

4) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0984
APPLICANT:	FAUSTINO, JULIE
PARCEL NO.:	2676 006
PARCEL	0235 CRESTMONT DR,
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	$232,410.00
APPLICANT'S	$133,476.00
TAXABLE YEAR:	2004
APPEAL TYPE:	Real Property
ROLL TYPE:	ESCAPE

5) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0985
APPLICANT:	FAUSTINO, JULIE
PARCEL NO.:	2676 006
PARCEL	0235 CRESTMONT DR,
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	$237,055.00
APPLICANT'S	$136,142.00
TAXABLE YEAR:	2005
APPEAL TYPE:	Real Property
ROLL TYPE:	ESCAPE

6) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0986
APPLICANT:	FAUSTINO, JULIE
PARCEL NO.:	2676 006
PARCEL	0235 CRESTMONT DR,
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	$241,792.00
APPLICANT'S	$138,860.00
TAXABLE YEAR:	2006
APPEAL TYPE:	Real Property
ROLL TYPE:	ESCAPE

7) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0987
APPLICANT:	FAUSTINO, JULIE
PARCEL NO.:	2676 006
PARCEL	0235 CRESTMONT DR,
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	$246,624.00
APPLICANT'S	$141,651.00
TAXABLE YEAR:	2007
APPEAL TYPE:	Real Property
ROLL TYPE:	ESCAPE

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ASSESSMENT APPEALS BOARD
City Hall, Room 405
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San Francisco, CA 94102-4697

Agenda* / Notice of Assessment Appeals Board

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SF
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11/18/08

Assessment Appeals Board 2 Hearing
Room 406, City Hall
Tuesday, November 18, 2008 To Tuesday, November 18, 2008
9:30 AM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0174
APPLICANT:	CLIFFORD CHANCE US LLP
PARCEL NO.:	2007400256
PARCEL	0001 MARKET STEUART TOWER , 0600
TOPIC:	
CURRENT ASSESSMENT:	$4,794,784.00
APPLICANT'S	$2,400,000.00
TAXABLE YEAR:	2007
APPEAL TYPE:	Personal Property
ROLL TYPE:	REGULAR
STATUS:	POSTPONED

3) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0327
APPLICANT:	APIGIAN, CAROLYN
PARCEL NO.:	0579 051
PARCEL	2614 BUCHANAN ST, # 2
TOPIC:	Base Year/Change in Ownership-Incorrect Value
CURRENT ASSESSMENT:	$2,395,000.00
APPLICANT'S	$1,294,650.00
TAXABLE YEAR:	2007
APPEAL TYPE:	Real Property
ROLL TYPE:	BASE YEAR
STATUS:	POSTPONED

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4) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0328
APPLICANT:	APIGIAN, CAROLYN
PARCEL NO.:	0579 051
PARCEL	2614 BUCHANAN ST, # 2
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	$2,442,900.00
APPLICANT'S	$1,294,650.00
TAXABLE YEAR:	2007
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR
STATUS:	POSTPONED

5) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0469
APPLICANT:	LARSON, ERICA
PARCEL NO.:	0579 053
PARCEL	2614 BUCHANAN ST, # 4
TOPIC:	Base Year/Change in Ownership-Incorrect Value
CURRENT ASSESSMENT:	$525,000.00
APPLICANT'S	$319,400.00
TAXABLE YEAR:	2007
APPEAL TYPE:	Real Property
ROLL TYPE:	BASE YEAR
STATUS:	POSTPONED

6) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0470
APPLICANT:	LARSON, ERICA
PARCEL NO.:	0579 053
PARCEL	2614 BUCHANAN ST, # 4
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	$546,210.00
APPLICANT'S	$319,400.00
TAXABLE YEAR:	2007
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR
STATUS:	POSTPONED

7) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0563
APPLICANT:	EDMONDSON, JAMES c/o NORTHWEST HOTEL CORP.
PARCEL NO.:	2007201273
PARCEL	0580 BEACH ST,
TOPIC:	Personal Property / Fixtures
CURRENT ASSESSMENT:	$5,255,385.00
APPLICANT'S	$525,000.00
TAXABLE YEAR:	2007
APPEAL TYPE:	Personal Property
ROLL TYPE:	REGULAR
STATUS:	POSTPONED

8) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0836
APPLICANT:	WRIGHT, EVAN
PARCEL NO.:	1237 007
PARCEL	0900 HAIGHT ST,
TOPIC:	Base Year/Change in Ownership-Incorrect Value
CURRENT ASSESSMENT:	$1,570,035.00
APPLICANT'S	$1,075,070.00
TAXABLE YEAR:	2004
APPEAL TYPE:	Real Property
ROLL TYPE:	SUPPLEMENTAL

9) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0951
APPLICANT:	2350 - 19TH AVENUE ASSOCIATES, LLC
PARCEL NO.:	2347 004G
PARCEL	2354 - 19TH AVE,
TOPIC:	Base Year/Change in Ownership-Incorrect Value
CURRENT ASSESSMENT:	$2,500,000.00
APPLICANT'S	$1,800,000.00
TAXABLE YEAR:	2007
APPEAL TYPE:	Real Property
ROLL TYPE:	SUPPLEMENTAL
STATUS:	POSTPONED

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JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

In the meeting of Assessment Appeals Board Number 2 for the City and County of San Francisco on Tuesday, November 18, 2008, at 9:41 a.m.

Present: Louisa Mendoza, Mervin Conlan and Fred Perez .

Quorum present

Chairperson: Mervin Conlan, Presiding

The following listed applicant for change in the assessed valuation of property affecting the 2007 assessment roll years being present and heard, the Board took certain action, as specified under this date, on the original of the respective application:

Appeal No.	Name	Disposition
2007-0174	Clifford Chance US LLP	Continued

The following listed applicants for change in the assessed valuation of property affecting the assessment roll for various years having not been present for hearing as scheduled, the Board took no action, as specified under this date, on the original of the respective applications:

Appeal No.	Name	Disposition
2007-0327	Carolyn Apigian	Postponed
2007-0328	Carolyn Apigian	Postponed
2007-0469	Erica Larson	Postponed
2007-0470	Erica Larson	Postponed
2007-0563	Edmondson, James	Postponed
2007-0836	Evan Wright	Postponed
2007-0951	2350 – 19th Avenue Associates	Postponed

There being no further business, the Board, at the hour of 10:35 a.m., recessed to reconvene Tuesday, December 2, 2008 at 9:30 a.m.

Angela Calvillo
Clerk

Dawn Duran
Administrator

Approved by the Board on Friday, December 5, 2008

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ASSESSMENT APPEALS BOARD
City Hall, Room 405
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Agenda* / Notice of Assessment Appeals Board

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Assessment Appeals Board 2 Hearing
Room 406, City Hall
Tuesday, December 02, 2008 To Tuesday, December 02, 2008
9:30 AM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0705
APPLICANT:	HARSCH INVESTMENT CORP
PARCEL NO.:	2003520200
PARCEL ADDRESS:	00450 SUTTER ST, 0415
TOPIC:	Audit Under R&T Code Section 469
CURRENT ASSESSMENT:	$1,311,090.00
APPLICANT'S OPINION:	$724,573.00
TAXABLE YEAR:	2003
APPEAL TYPE:	Personal Property
ROLL TYPE:	ESCAPE

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3) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0706
APPLICANT:	HARSCH INVESTMENT CORP
PARCEL NO.:	2004520526
PARCEL ADDRESS:	0450 SUTTER ST, 0415
TOPIC:	Audit Under R&T Code Section 469
CURRENT ASSESSMENT:	$1,118,750.00
APPLICANT'S OPINION:	$726,854.00
TAXABLE YEAR:	2004
APPEAL TYPE:	Personal Property
ROLL TYPE:	ESCAPE

DATE POSTED
NOV 18 2008
Assessment Appeals Board

4) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0707
APPLICANT:	HARSCH INVESTMENT CORP
PARCEL NO.:	2005520575
PARCEL ADDRESS:	0450 SUTTER ST, 0415
TOPIC:	Audit Under R&T Code Section 469
CURRENT ASSESSMENT:	$1,045,677.00
APPLICANT'S OPINION:	$704,223.00
TAXABLE YEAR:	2005
APPEAL TYPE:	Personal Property
ROLL TYPE:	ESCAPE

5) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0708
APPLICANT:	HARSCH INVESTMENT CORP
PARCEL NO.:	2006520714
PARCEL ADDRESS:	0450 SUTTER ST, 0415
TOPIC:	Audit Under R&T Code Section 469
CURRENT ASSESSMENT:	$975,749.00
APPLICANT'S OPINION:	$693,760.00
TAXABLE YEAR:	2006
APPEAL TYPE:	Personal Property
ROLL TYPE:	ESCAPE

6) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0731
APPLICANT:	CALIFORNIA MEDICAL SERVICES, INC COSAMGO PARTNERSHIP
PARCEL NO.:	1078 036
PARCEL ADDRESS:	2299 POST ST, #3B
TOPIC:	
CURRENT ASSESSMENT:	$320,754.00
APPLICANT'S OPINION:	$127,824.00
TAXABLE YEAR:	2004
APPEAL TYPE:	Real Property
ROLL TYPE:	SUPPLEMENTAL

7) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0732
APPLICANT:	CALIFORNIA MEDICAL SERVICES, INC COSAMGO PARTNERSHIP
PARCEL NO.:	1078 035
PARCEL ADDRESS:	2299 POST ST, 2B
TOPIC:	
CURRENT ASSESSMENT:	$196,080.00
APPLICANT'S OPINION:	$78,139.00
TAXABLE YEAR:	2004
APPEAL TYPE:	Real Property
ROLL TYPE:	SUPPLEMENTAL

8) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0733
APPLICANT:	CALIFORNIA MEDICAL SERVICES, INC COSAMGO PARTNERSHIP
PARCEL NO.:	1078 039
PARCEL ADDRESS:	2299 POST ST, 9B
TOPIC:	
CURRENT ASSESSMENT:	$210,876.00
APPLICANT'S OPINION:	$84,036.00
TAXABLE YEAR:	2004
APPEAL TYPE:	Real Property
ROLL TYPE:	SUPPLEMENTAL

9) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0957
APPLICANT:	RAMIREZ, MARIA
PARCEL NO.:	6968 004
PARCEL ADDRESS:	4980 - 4984 MISSION ST,
TOPIC:	Base Year/Change in Ownership-Incorrect Value
CURRENT ASSESSMENT:	$900,000.00
APPLICANT'S OPINION:	$800,000.00
TAXABLE YEAR:	2006
APPEAL TYPE:	Real Property
ROLL TYPE:	SUPPLEMENTAL

10) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0959
APPLICANT:	VOGUE THEATER FOUNDATION LLC
PARCEL NO.:	1007 016
PARCEL ADDRESS:	3290 SACRAMENTO ST,
TOPIC:	
CURRENT ASSESSMENT:	$1,500,000.00
APPLICANT'S OPINION:	$750,000.00
TAXABLE YEAR:	2007
APPEAL TYPE:	Real Property
ROLL TYPE:	SUPPLEMENTAL
STATUS:	WITHDRAWN

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE

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E-mail: AAB@sfgov.org

ASSESSMENT APPEALS BOARD
City Hall, Room 405
1 Dr. Carlton B. Goodlett Place
San Francisco, CA 94102-4697

Agenda* / Notice of Assessment Appeals Board

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Assessment Appeals Board 1 Hearing
Room 406, City Hall
Wednesday, December 03, 2008 To Wednesday, December 03, 2008
9:30 AM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0155
APPLICANT:	MCLEA COURT END, LLC
PARCEL NO.:	3757 142
PARCEL ADDRESS:	0008 MCLEA CT,
TOPIC:	Base Year/Change in Ownership-Incorrect Value
CURRENT ASSESSMENT:	$2,527,672.00
APPLICANT'S OPINION:	$1,290,000.00
TAXABLE YEAR:	2006
APPEAL TYPE:	Real Property
ROLL TYPE:	SUPPLEMENTAL

3) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0474
APPLICANT:	THE CONTAINER STORE
PARCEL NO.:	3705Z004
PARCEL ADDRESS:	0000V,
TOPIC:	
CURRENT ASSESSMENT:	$8,319,870.00
APPLICANT'S OPINION:	$4,400,000.00
TAXABLE YEAR:	2007
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

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4) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0476
APPLICANT:	THE CONTAINER STORE
PARCEL NO.:	3705Z003
PARCEL ADDRESS:	0022 - 4TH ST,
TOPIC:	
CURRENT ASSESSMENT:	$48,815,568.00
APPLICANT'S OPINION:	$24,350,000.00
TAXABLE YEAR:	2007
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

5) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0950
APPLICANT:	MCARDLE, JOHN
PARCEL NO.:	0578 005
PARCEL ADDRESS:	2405 OCTAVIA ST,
TOPIC:	Base Year/New Construction-Incorrect Value
CURRENT ASSESSMENT:	$1,348,174.00
APPLICANT'S OPINION:	$100,000.00
TAXABLE YEAR:	2006
APPEAL TYPE:	Real Property
ROLL TYPE:	SUPPLEMENTAL

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Assessment Appeals Board 1 Hearing
Room 406, City Hall
Wednesday, December 03, 2008 To Wednesday, December 03, 2008
1:30 PM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION:	2006-1116
APPLICANT:	TAM, NELSON
PARCEL NO.:	6157 012A
PARCEL ADDRESS:	0975 GIRARD ST,
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	$460,000.00
APPLICANT'S OPINION:	$320,000.00
TAXABLE YEAR:	2005
APPEAL TYPE:	Real Property
ROLL TYPE:	ESCAPE

3) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0614
APPLICANT:	CARR NP PROPERTIES, LLC
PARCEL NO.:	0167 063
PARCEL ADDRESS:	0075 BROADWAY,
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	$34,248,486.00
APPLICANT'S OPINION:	$32,077,410.00
TAXABLE YEAR:	2007
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

4) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0615
APPLICANT:	CARR NP PROPERTIES, LLC
PARCEL NO.:	0168 057
PARCEL ADDRESS:	0057 THE EMBARCADERO,
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	$25,634,303.00
APPLICANT'S OPINION:	$24,008,000.00
TAXABLE YEAR:	2007
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

5) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0616
APPLICANT:	CARR NP PROPERTIES, LLC
PARCEL NO.:	0171 068
PARCEL ADDRESS:	0001 JACKSON ST,
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	$25,634,303.00
APPLICANT'S OPINION:	$24,008,000.00
TAXABLE YEAR:	2007
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

6) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0635
APPLICANT:	MISSION & STEUART HOTEL PARTNERS dba HOTEL VITALE
PARCEL NO.:	2007710331
PARCEL ADDRESS:	,
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	$59,302,800.00
APPLICANT'S OPINION:	$44,400,000.00
TAXABLE YEAR:	2007
APPEAL TYPE:	Possessory Interest
ROLL TYPE:	REGULAR
STATUS:	POSTPONED

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JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

In the meeting of Assessment Appeals Board Number 1 for the City and County of San Francisco on Wednesday, December 3, 2008, at 9:35 a.m.

Present: Alec Lambie, Jeffrey Morris and Diane Robinson

Quorum present

Chairperson: Diane Robinson, Presiding

Deputy City Attorney: Marie C. Blits

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12/3/08

The following listed applicant for change in the assessed valuation of property affecting the 2006 supplemental assessment roll was represented by authorized agent, Peter Fatooh. At the commencement of the hearing Mr. Fatooh submitted written notice to the Board objecting to Member Jeffery Morris sitting as part of the assigned AAB panel.

At the hour of 9:45 a.m., the Board went into closed session to confer and consult with legal counsel regarding Mr. Fatooh's objection to Board Member Morris. The Board reconvened in open session at 10:15a.m. and took the following action on the original of the respective application:

Appeal No.	Name	Disposition
2007-0155	McLea Court End, LLC	Case bifurcated to first hear and decide the objection filed against Board Member Jeffrey Morris. Following the decision on the pending objection to Mr. Morris, the case will be rescheduled for evidentiary hearing on the merits of valuation.

The following listed applicants for change in the assessed valuation of property affecting the Assessment Roll for various years having not been present for hearing as scheduled, the Board took no action, as specified under this date, on the original of the respective applications:

Appeal No.	Name	Disposition
2007-0474	The Container Store	Postponed
2007-0476	The Container Store	Postponed
2007-0950	John McArdle	Postponed

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The Board, at the hour of 10:55 a.m., recessed to reconvene at 1:00 p.m.

RECONVENING OF THE BOARD

The Assessment Appeals Board reconvened at the hour of 1:05 p.m.

Present: Jeffrey Morris, Alec Lambie and Diane Robinson

Quorum present

Chairperson: Jeffrey Morris, Presiding

The following listed applicant for change in the assessed valuation of property affecting the 2005 escape assessment roll being present and heard, the Board took certain action, as specified under this date, on the original of the respective application:

Appeal No.	Name	Disposition
2006-1116	Nelson Tam	A.V. Lowered (Board)

The following listed applicants for change in the assessed valuation of property affecting various years of the assessment roll having not been present for hearing as scheduled, the Board took no action, as specified under this date, on the original of the respective applications:

Appeal No.	Name	Disposition
2007-0614	Carr NP Properties, LLC	Withdrawn
2007-0615	Carr NP Properties, LLC	Withdrawn
2007-0616	Carr NP Properties, LLC	Withdrawn
2007-0635	Mission & Steuart Hotel Partners	Postponed

There being no further business, the Board, at the hour of 2:20 p.m., recessed to reconvene Thursday, December 4, 2008 at 9:30 a.m.

Angela Calvillo
Clerk

Dawn Duran
Administrator

Approved by the Board on Monday, January 26, 2009

JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

In the meeting of Assessment Appeals Board Number 1 for the City and County of San Francisco on Thursday, December 4, 2008, at 9:35 a.m.

Present: Jeffrey Morris, Gregory Blaine and Lawrence Lee

Quorum present

Chairperson: Lawrence Lee, Presiding

The following listed applicant for change in the assessed valuation of property affecting the 2005 and 2006 Assessment rolls being present and heard, the Board took certain action, as specified under this date, on the original of the respective applications:

Appeal No.	Name	Disposition
2005-0675	101 Montgomery Street Co.	Board Approved Verbal Stipulated Value
2005-0676	101 Montgomery Street Co.	Board Approved Verbal Stipulated Value
2006-0794	101 Montgomery Street Co.	Board Approved Verbal Stipulated Value
2006-0795	101 Montgomery Street Co.	Board Approved Verbal Stipulated Value

There being no further business, the Board, at the hour of 10:35 a.m., recessed to reconvene Wednesday, December 10, 2008 at 1:30 p.m.

Angela Calvillo
Clerk

Dawn Duran
Administrator

Approved by the Board on Monday, January 26, 2009

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ASSESSMENT APPEALS BOARD
City Hall, Room 405
1 Dr. Carlton B. Goodlett Place
San Francisco, CA 94102-4697

NOTICE OF CLOSED SESSION MEETING

AGENDA/NOTICE OF ASSESSMENT APPEALS BOARD No. 2 HEARING
ROOM 406, 1 DR. CARLTON B. GOODLETT PLACE, CITY HALL
FRIDAY, DECEMBER 5, 2008
9:30 AM

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1. Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board)
2. Closed session to review and consider amended application and to take possible action on the below listed application (pursuant to Revenue and Taxation code sections 1605.4 and Property Tax Rule 313) :
3.

APPLICATION	**2007-0174**
APPLICANT:	CLIFFORD CHANCE US LLP
PARCEL NO.:	2007400256
PARCEL ADDRESS:	0001 Market St,
TOPIC:	Decline in Value/Personal Property/Fixtures
CURRENT ASSESSMENT:	$4,794,784
REVISED OPINION:	$1,000
TAXABLE YEAR:	2007
APPEAL TYPE:	Personal Property
ROLL TYPE:	REGULAR

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Assessment Appeals Board

4. Possible report on action taken in closed session (pursuant to Government Code Section 54957.1 and San Francisco Administrative Code Section 67.14)
5. Vote to elect whether to disclose any or all discussions held in closed session (pursuant to San Francisco Administrative Code Section 67.14(a).)
6. Adjournment.

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SF
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#1
12/4/08

Assessment Appeals Board 1 Hearing
Room 406, City Hall
Thursday, December 04, 2008 To Thursday, December 04, 2008
9:30 AM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION:	2005-0675
APPLICANT:	101 MONTGOMERY STREET CO. C/O CALFOX, INC.
PARCEL NO.:	0288 006
PARCEL ADDRESS:	0105 MONTGOMERY ST,
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	$1,407,217.00
APPLICANT'S OPINION:	$1,000,000.00
TAXABLE YEAR:	2005
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

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3) Hearing, discussion, and possible action involving:

APPLICATION:	2005-0676
APPLICANT:	101 MONTGOMERY STREET CO. C/O CALFOX, INC.
PARCEL NO.:	0288 031
PARCEL ADDRESS:	0101 MONTGOMERY ST,
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	$79,443,447.00
APPLICANT'S OPINION:	$54,000,000.00
TAXABLE YEAR:	2005
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

DATE POSTED
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Assessment Appeals Board

Assessment Appeals Board 1 Hearing
Room 406, City Hall
Thursday, December 04, 2008 To Thursday, December 04, 2008
9:30 AM (ALL DAY)

4) Hearing, discussion, and possible action involving:

APPLICATION:	2006-0794
APPLICANT:	101 MONTGOMERY STREET CO: C/O CALFOX, INC.
PARCEL NO.:	0288 006
PARCEL ADDRESS:	0105 MONTGOMERY ST,
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	$1,435,360.00
APPLICANT'S OPINION:	$1,148,000.00
TAXABLE YEAR:	2006
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

5) Hearing, discussion, and possible action involving:

APPLICATION:	2006-0795
APPLICANT:	101 MONTGOMERY STREET CO. C/O CALFOX, INC.
PARCEL NO.:	0288 031
PARCEL ADDRESS:	0101 MONTGOMERY ST,
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	$81,032,315.00
APPLICANT'S OPINION:	$64,800,000.00
TAXABLE YEAR:	2006
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

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12/9/08

Assessment Appeals Board 2 Hearing
Room 406, City Hall
Tuesday, December 09, 2008 To Tuesday, December 09, 2008
9:30 AM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0118
APPLICANT:	CLEAR CHANNEL BROADCASTING INC.
PARCEL NO.:	2007900353
PARCEL ADDRESS:	0340 TOWNSEND ST,
TOPIC:	Classification of Property in Incorrect
CURRENT ASSESSMENT:	$11,927,109.00
APPLICANT'S OPINION:	$3,000,000.00
TAXABLE YEAR:	2003
APPEAL TYPE:	Personal Property
ROLL TYPE:	ESCAPE

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3) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0119
APPLICANT:	CLEAR CHANNEL BROADCASTING INC.
PARCEL NO.:	2007900352
PARCEL ADDRESS:	0340 TOWNSEND ST,
TOPIC:	Classification of Property in Incorrect
CURRENT ASSESSMENT:	$11,377,837.00
APPLICANT'S OPINION:	$3,000,000.00
TAXABLE YEAR:	2004
APPEAL TYPE:	Personal Property
ROLL TYPE:	ESCAPE

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4) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0120
APPLICANT:	CLEAR CHANNEL BROADCASTING INC.
PARCEL NO.:	2007200939
PARCEL ADDRESS:	0340 TOWNSEND ST,
TOPIC:	Classification of Property in Incorrect
CURRENT ASSESSMENT:	$12,610,349.00
APPLICANT'S OPINION:	$4,162,486.00
TAXABLE YEAR:	2007
APPEAL TYPE:	Personal Property
ROLL TYPE:	REGULAR

5) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0121
APPLICANT:	CLEAR CHANNEL BROADCASTING INC.
PARCEL NO.:	2007400099
PARCEL ADDRESS:	0340 TOWNSEND ST,
TOPIC:	Other
CURRENT ASSESSMENT:	$1,971,246.00
APPLICANT'S OPINION:	$1,771,907.00
TAXABLE YEAR:	2007
APPEAL TYPE:	Personal Property
ROLL TYPE:	REGULAR

6) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0122
APPLICANT:	ATLANTIS TAX MANAGEMENT
PARCEL NO.:	2007206672
PARCEL ADDRESS:	0340 TOWNSEND ST,
TOPIC:	Other
CURRENT ASSESSMENT:	$590,986.00
APPLICANT'S OPINION:	$0.00
TAXABLE YEAR:	2007
APPEAL TYPE:	Personal Property
ROLL TYPE:	REGULAR

7) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0358
APPLICANT:	CRP SENIORS SF, LP
PARCEL NO.:	1924 004
PARCEL ADDRESS:	1601 - 19TH AVE,
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	$17,627,674.00
APPLICANT'S OPINION:	$11,000,000.00
TAXABLE YEAR:	2007
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

8) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0570
APPLICANT:	UNITED ASSOCIATION OF JOURNEYM
PARCEL NO.:	5434B004
PARCEL ADDRESS:	2660 NEWHALL ST,
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	$2,673,901.00
APPLICANT'S OPINION:	$1,703,000.00
TAXABLE YEAR:	2007
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

9) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0952
APPLICANT:	PRANA ASSOCIATES TWENTY-TWO LP
PARCEL NO.:	1020 012
PARCEL ADDRESS:	3398 CALIFORNIA ST,
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	$2,346,000.00
APPLICANT'S OPINION:	$1,550,000.00
TAXABLE YEAR:	2007
APPEAL TYPE:	Real Property
ROLL TYPE:	ESCAPE

10) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0953
APPLICANT:	PRANA ASSOCIATES TWENTY-TWO LP
PARCEL NO.:	1020 012
PARCEL ADDRESS:	3398 CALIFORNIA ST,
TOPIC:	Base Year/Change in Ownership-Incorrect Value
CURRENT ASSESSMENT:	$2,300,000.00
APPLICANT'S OPINION:	$1,550,000.00
TAXABLE YEAR:	2005
APPEAL TYPE:	Real Property
ROLL TYPE:	SUPPLEMENTAL

KNOW YOUR RIGHTS UNDER THE SUNSHINE ORDINANCE

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Phone: (415) 554-6778
Fax: (415) 554-6775
TDD: (415) 554-5227
E-mail: AAB@sfgov.org

ASSESSMENT APPEALS BOARD
City Hall, Room 405
1 Dr. Carlton B. Goodlett Place
San Francisco, CA 94102-4697

NOTICE OF CLOSED SESSION MEETING

AGENDA/NOTICE OF ASSESSMENT APPEALS BOARD No. 2 HEARING
ROOM 406, 1 DR. CARLTON B. GOODLETT PLACE, CITY HALL
WEDNESDAY, DECEMBER 10, 2008
9:30 AM

Under the California Constitution and applicable statutes, hearings of the Assessment Appeals Board are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless properly admitted into evidence in compliance with the Revenue and Taxation code and the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

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1. Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board)
2. Closed session to deliberate valuation and to take possible action on the below listed application (pursuant to Revenue and Taxation code sections 1605.4 and Property Tax Rule 313) :

APPLICATION:	2004-1340
APPLICANT:	GENERAL ELECTRIC COMPANY d/b/a NBC NTERNET INC.
PARCEL NO:	2004400301
PARCEL ADDRESS:	0225 BUSH ST, 2100
TOPIC:	Personal Property/Fixtures
ASSESSOR'S RECOMMENDED VALUE:	$11,885,360
APPLICANT'S REVISED OPINION VALUE:	$898,054.00
TAXABLE YEAR:	2004
APPEAL TYPE:	Personal Property
ROLL TYPE :	REGULAR

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3. Possible report on action taken in closed session (pursuant to Government Code Section 54957.1 and San Francisco Administrative Code Section 67.14)
4. Vote to elect whether to disclose any or all discussions held in closed session (pursuant to San Francisco Administrative Code Section 67.14(a).)
5. Adjournment.

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ASSESSMENT APPEALS BOARD
City Hall, Room 405
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San Francisco, CA 94102-4697

Agenda* / Notice of Assessment Appeals Board

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Assessment Appeals Board 1 Hearing
Room 406, City Hall
Wednesday, December 10, 2008 To Wednesday, December 10, 2008
1:30 PM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION:	2004-1663
APPLICANT:	BUNDOX RESTAURANT INC
PARCEL NO.:	2005900055
PARCEL ADDRESS:	PIER 07,
TOPIC:	Classification of Property in Incorrect
CURRENT ASSESSMENT:	$818,763.00
APPLICANT'S OPINION:	$367,901.00
TAXABLE YEAR:	2001
APPEAL TYPE:	Personal Property
ROLL TYPE:	ESCAPE

3) Hearing, discussion, and possible action involving:

APPLICATION:	2004-1664
APPLICANT:	BUNDOX RESTAURANT INC
PARCEL NO.:	2005900054
PARCEL ADDRESS:	PIER 07,
TOPIC:	Classification of Property in Incorrect
CURRENT ASSESSMENT:	$818,763.00
APPLICANT'S OPINION:	$367,901.00
TAXABLE YEAR:	2002
APPEAL TYPE:	Personal Property
ROLL TYPE:	ESCAPE

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4) Hearing, discussion, and possible action involving:

APPLICATION:	2004-1665
APPLICANT:	BUNDOX RESTAURANT INC
PARCEL NO.:	2005900053
PARCEL ADDRESS:	PIER 07,
TOPIC:	Classification of Property in Incorrect
CURRENT ASSESSMENT:	$501,434.00
APPLICANT'S OPINION:	$94,120.00
TAXABLE YEAR:	2003
APPEAL TYPE:	Personal Property
ROLL TYPE:	ESCAPE

5) Hearing, discussion, and possible action involving:

APPLICATION:	2004-1666
APPLICANT:	BUNDOX RESTAURANT INC
PARCEL NO.:	2005900052
PARCEL ADDRESS:	PIER 07,
TOPIC:	Classification of Property in Incorrect
CURRENT ASSESSMENT:	$458,643.00
APPLICANT'S OPINION:	$86,205.00
TAXABLE YEAR:	2004
APPEAL TYPE:	Personal Property
ROLL TYPE:	ESCAPE

6) Hearing, discussion, and possible action involving:

APPLICATION:	2005-0112
APPLICANT:	BUNDOX RESTAURANT INC
PARCEL NO.:	2005701391
PARCEL ADDRESS:	,
TOPIC:	Audit Under R&T Code Section 469
CURRENT ASSESSMENT:	$1,878,972.00
APPLICANT'S OPINION:	$0.00
TAXABLE YEAR:	2005
APPEAL TYPE:	Possessory Interest
ROLL TYPE:	REGULAR

7) Hearing, discussion, and possible action involving:

APPLICATION:	2005-0113
APPLICANT:	BUNDOX RESTAURANT INC
PARCEL NO.:	2005701245
PARCEL ADDRESS:	,
TOPIC:	
CURRENT ASSESSMENT:	$70,000.00
APPLICANT'S OPINION:	$0.00
TAXABLE YEAR:	2005
APPEAL TYPE:	Possessory Interest
ROLL TYPE:	REGULAR

8) Hearing, discussion, and possible action involving:

APPLICATION:	2005-0114
APPLICANT:	BUNDOX RESTAURANT INC
PARCEL NO.:	2005701249
PARCEL ADDRESS:	,
TOPIC:	Audit Under R&T Code Section 469
CURRENT ASSESSMENT:	$31,371.00
APPLICANT'S OPINION:	$0.00
TAXABLE YEAR:	2005
APPEAL TYPE:	Possessory Interest
ROLL TYPE:	REGULAR

9) Hearing, discussion, and possible action involving:

APPLICATION:	2005-0234
APPLICANT:	BUNDOX RESTAURANT INC
PARCEL NO.:	2005990011
PARCEL ADDRESS:	,
TOPIC:	
CURRENT ASSESSMENT:	$630,813.00
APPLICANT'S OPINION:	$577,812.00
TAXABLE YEAR:	2005
APPEAL TYPE:	Personal Property
ROLL TYPE:	ESCAPE

10) Hearing, discussion, and possible action involving:

APPLICATION:	2006-1106
APPLICANT:	BUNDOX RESTAURANT INC
PARCEL NO.:	2006201264
PARCEL ADDRESS:	PIER 07,
TOPIC:	Personal Property / Fixtures
CURRENT ASSESSMENT:	$881,518.00
APPLICANT'S OPINION:	$54,177.00
TAXABLE YEAR:	2006
APPEAL TYPE:	Personal Property
ROLL TYPE:	REGULAR

11) Hearing, discussion, and possible action involving:

APPLICATION:	2006-1107
APPLICANT:	BUNDOX RESTAURANT INC
PARCEL NO.:	2006703831
PARCEL ADDRESS:	L-11859 PIER 7-*PI#802639,
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	$1,916,552.00
APPLICANT'S OPINION:	$0.00
TAXABLE YEAR:	2006
APPEAL TYPE:	Possessory Interest
ROLL TYPE:	REGULAR

12) Hearing, discussion, and possible action involving:

APPLICATION:	2006-1108
APPLICANT:	BUNDOX RESTAURANT INC
PARCEL NO.:	2006703696
PARCEL ADDRESS:	PIER 9 L-13694-*PI#802295,
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	$71,400.00
APPLICANT'S OPINION:	$0.00
TAXABLE YEAR:	2006
APPEAL TYPE:	Possessory Interest
ROLL TYPE:	REGULAR

13) Hearing, discussion, and possible action involving:

APPLICATION:	2006-1109
APPLICANT:	BUNDOX RESTAURANT INC
PARCEL NO.:	2006703699
PARCEL ADDRESS:	PIER 9 L-13694-*PI#802313,
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	$31,998.00
APPLICANT'S OPINION:	$0.00
TAXABLE YEAR:	2006
APPEAL TYPE:	Possessory Interest
ROLL TYPE:	REGULAR

14) Hearing, discussion, and possible action involving:

APPLICATION:	2006-1235
APPLICANT:	BUNDOX RESTAURANT INC
PARCEL NO.:	9900 107
PARCEL ADDRESS:	,
TOPIC:	Base Year/New Construction-Incorrect Value
CURRENT ASSESSMENT:	$4,147,258.00
APPLICANT'S OPINION:	$1,916,552.00
TAXABLE YEAR:	1999
APPEAL TYPE:	Possessory Interest
ROLL TYPE:	SUPPLEMENTAL

15) Hearing, discussion, and possible action involving:

APPLICATION:	2006-1242
APPLICANT:	BUNDOX RESTAURANT INC
PARCEL NO.:	2006980130
PARCEL ADDRESS:	,
TOPIC:	
CURRENT ASSESSMENT:	$4,401,103.00
APPLICANT'S OPINION:	$1,916,552.00
TAXABLE YEAR:	2003
APPEAL TYPE:	Possessory Interest
ROLL TYPE:	ESCAPE

16) Hearing, discussion, and possible action involving:

APPLICATION:	2006-1243
APPLICANT:	BUNDOX RESTAURANT INC
PARCEL NO.:	2006980131
PARCEL ADDRESS:	,
TOPIC:	
CURRENT ASSESSMENT:	$4,483,271.00
APPLICANT'S OPINION:	$1,916,552.00
TAXABLE YEAR:	2004
APPEAL TYPE:	Possessory Interest
ROLL TYPE:	ESCAPE

17) Hearing, discussion, and possible action involving:

APPLICATION:	2006-1244
APPLICANT:	BUNDOX RESTAURANT INC
PARCEL NO.:	2006980132
PARCEL ADDRESS:	,
TOPIC:	
CURRENT ASSESSMENT:	$4,572,937.00
APPLICANT'S OPINION:	$1,916,152.00
TAXABLE YEAR:	2005
APPEAL TYPE:	Possessory Interest
ROLL TYPE:	ESCAPE

18) Hearing, discussion, and possible action involving:

APPLICATION:	2006-1245
APPLICANT:	BUNDOX RESTAURANT INC
PARCEL NO.:	2006980133
PARCEL ADDRESS:	,
TOPIC:	
CURRENT ASSESSMENT:	$4,664,395.00
APPLICANT'S OPINION:	$1,916,152.00
TAXABLE YEAR:	2006
APPEAL TYPE:	Possessory Interest
ROLL TYPE:	ESCAPE

19) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0192
APPLICANT:	BUNDOX RESTAURANT INC
PARCEL NO.:	2007708936
PARCEL ADDRESS:	,
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	$72,828.00
APPLICANT'S OPINION:	$0.00
TAXABLE YEAR:	2007
APPEAL TYPE:	Possessory Interest
ROLL TYPE:	REGULAR

20) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0193
APPLICANT:	BUNDOX RESTAURANT INC
PARCEL NO.:	2007201063
PARCEL ADDRESS:	PIER 7 ,
TOPIC:	Personal Property / Fixtures
CURRENT ASSESSMENT:	$853,764.00
APPLICANT'S OPINION:	$48,858.00
TAXABLE YEAR:	2007
APPEAL TYPE:	Personal Property
ROLL TYPE:	REGULAR

21) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0194
APPLICANT:	BUNDOX RESTAURANT INC
PARCEL NO.:	2007709059
PARCEL ADDRESS:	,
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	$4,757,683.00
APPLICANT'S OPINION:	$1,916,552.00
TAXABLE YEAR:	2007
APPEAL TYPE:	Possessory Interest
ROLL TYPE:	REGULAR

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JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

In the meeting of Assessment Appeals Board Number 1 for the City and County of San Francisco on Wednesday, December 10, 2008, at 1:30 p.m.

Present: Alec Lambie, Diane Robinson and Lawrence Lee

Quorum present

Chairperson: Diane Robinson, Presiding

The following listed applicant for change in the assessed valuation of property affecting the assessment roll for various years being present and heard, the Board took certain action, as specified under this date, on the original of the respective applications:

Appeal No.	Name	Disposition
2004-1663	Bundox Restaurant, Inc.	Withdrawn
2004-1664	Bundox Restaurant, Inc.	Withdrawn
2004-1665	Bundox Restaurant, Inc.	Withdrawn
2004-1666	Bundox Restaurant, Inc.	Withdrawn
2005-0112	Bundox Restaurant, Inc.	A.V. Increased (Assessor)
2005-0113	Bundox Restaurant, Inc.	Denied
2005-0114	Bundox Restaurant, Inc.	Cancelled
2005-0234	Bundox Restaurant, Inc.	Withdrawn
2006-1106	Bundox Restaurant, Inc.	Verbal Stipulated Value Approved
2006-1107	Bundox Restaurant, Inc.	A.V. Increased (Assessor)
2006-1108	Bundox Restaurant, Inc.	Denied
2006-1109	Bundox Restaurant, Inc.	Cancelled
2006-1235	Bundox Restaurant, Inc.	Verbal Stipulated Value Approved
2006-1242	Bundox Restaurant, Inc.	Verbal Stipulated Value Approved
2006-1243	Bundox Restaurant, Inc.	Verbal Stipulated Value Approved
2006-1244	Bundox Restaurant, Inc.	Verbal Stipulated Value Approved
2006-1245	Bundox Restaurant, Inc.	Verbal Stipulated Value Approved
2007-0192	Bundox Restaurant, Inc.	Denied
2007-0193	Bundox Restaurant, Inc.	Verbal Stipulated Value Approved
2007-0194	Bundox Restaurant, Inc.	Verbal Stipulated Value Approved

There being no further business, the Board, at the hour of 3:10 p.m., recessed to reconvene Tuesday, January 13, 2009 at 9:30 a.m.

Angela Calvillo
Clerk

Dawn Duran
Administrator

Approved by the Board on Tuesday, April 7, 2009.

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Assessment Appeals Board 2 Hearing
Room 406, City Hall
Thursday, December 11, 2008 To Thursday, December 11, 2008
9:30 AM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION:	2006-0025
APPLICANT:	ARAMBULA, ALBERTO
PARCEL NO.:	7091 024
PARCEL ADDRESS:	0036 - 0038 RANDOLPH ST,
TOPIC:	Base Year/Change in Ownership-Incorrect Value
CURRENT ASSESSMENT:	$775,000.00
APPLICANT'S OPINION:	$400,000.00
TAXABLE YEAR:	2005
APPEAL TYPE:	Real Property
ROLL TYPE:	SUPPLEMENTAL

3) Hearing, discussion, and possible action involving:

APPLICATION:	2006-1304
APPLICANT:	SERRA COMMONS, LLC
PARCEL NO.:	2007900333
PARCEL ADDRESS:	0550 NORTH POINT ST,
TOPIC:	
CURRENT ASSESSMENT:	$4,245,526.00
APPLICANT'S OPINION:	$1,274,000.00
TAXABLE YEAR:	2003
APPEAL TYPE:	Personal Property
ROLL TYPE:	ESCAPE

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4) Hearing, discussion, and possible action involving:

APPLICATION:	2006-1305
APPLICANT:	SERRA COMMONS, LLC
PARCEL NO.:	2007900332
PARCEL ADDRESS:	0550 NORTH POINT ST,
TOPIC:	
CURRENT ASSESSMENT:	$4,000,000.00
APPLICANT'S OPINION:	$1,200,000.00
TAXABLE YEAR:	2004
APPEAL TYPE:	Personal Property
ROLL TYPE:	ESCAPE

5) Hearing, discussion, and possible action involving:

APPLICATION:	2006-1306
APPLICANT:	SERRA COMMONS, LLC
PARCEL NO.:	2007900284
PARCEL ADDRESS:	0550 NORTH POINT ST,
TOPIC:	
CURRENT ASSESSMENT:	$4,000,000.00
APPLICANT'S OPINION:	$1,200,000.00
TAXABLE YEAR:	2005
APPEAL TYPE:	Personal Property
ROLL TYPE:	ESCAPE

6) Hearing, discussion, and possible action involving:

APPLICATION:	2006-1307
APPLICANT:	SERRA COMMONS, LLC
PARCEL NO.:	2007900331
PARCEL ADDRESS:	0550 NORTH POINT ST,
TOPIC:	
CURRENT ASSESSMENT:	$4,000,000.00
APPLICANT'S OPINION:	$1,200,000.00
TAXABLE YEAR:	2006
APPEAL TYPE:	Personal Property
ROLL TYPE:	ESCAPE

7) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0355
APPLICANT:	THE BATH & BEYOND
PARCEL NO.:	3951 006
PARCEL ADDRESS:	1350 - 17TH ST,
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	$4,631,089.00
APPLICANT'S OPINION:	$2,800,000.00
TAXABLE YEAR:	2007
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR
STATUS:	POSTPONED

8) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0441
APPLICANT:	THOMPSON, BROOKS
PARCEL NO.:	3956 005
PARCEL ADDRESS:	0375 RHODE ISLAND ST,
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	$4,297,679.00
APPLICANT'S OPINION:	$2,604,898.00
TAXABLE YEAR:	2007
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR
STATUS:	POSTPONED

9) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0480
APPLICANT:	ORCHARD GARDEN INC.
PARCEL NO.:	2007521222
PARCEL ADDRESS:	0466 BUSH ST,
TOPIC:	Personal Property / Fixtures
CURRENT ASSESSMENT:	$5,140,189.00
APPLICANT'S OPINION:	$4,500,000.00
TAXABLE YEAR:	2007
APPEAL TYPE:	Personal Property
ROLL TYPE:	REGULAR

10) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0593
APPLICANT:	SERRA COMMONS, LLC
PARCEL NO.:	2007521272
PARCEL ADDRESS:	0550 NORTH POINT ST,
TOPIC:	Personal Property / Fixtures
CURRENT ASSESSMENT:	$2,215,937.00
APPLICANT'S OPINION:	$665,000.00
TAXABLE YEAR:	2007
APPEAL TYPE:	Personal Property
ROLL TYPE:	REGULAR

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Disability Access – The hearing room is wheelchair accessible.

* Public comment will be taken on every item on the agenda.

JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

In the meeting of Assessment Appeals Board Number 2 for the City and County of San Francisco on Thursday, December 11, 2008, at 9:30 a.m.

Present: Louisa Mendoza, Fred Perez and John McGary

Quorum present

Chairperson: John McGary, Presiding

The following listed applicants for change in the assessed valuation of property affecting the assessment Roll for various years being present and heard, the Board took certain action, as specified under this date, on the original of the respective applications:

Appeal No.	Name	Disposition
2006-0025	Alberto Arambula	Denied
2006-1304	Serra Commons, LLC	A.V. Lowered (Assessor)
2006-1305	Serra Commons, LLC	A.V. Lowered (Assessor)
2006-1306	Serra Commons, LLC	A.V. Lowered (Assessor)
2006-1307	Serra Commons, LLC	A.V. Lowered (Assessor)
2007-0593	Serra Commons, LLC	Denied

The following listed applicants for change in the assessed valuation of property affecting the Assessment Roll for various years having not been present for hearing as scheduled, the Board took no action, as specified under this date, on the original of the respective applications:

Appeal No.	Name	Disposition
2007-0355	The Bath & Beyond	Postponed
2007-0441	Brooks Thompson	Postponed
2007-0480	Orchard Garden Inc.	Postponed

There being no further business, the Board, at the hour of 11:55 a.m., recessed to reconvene Tuesday, December 16, 2008 at 9:30 a.m.

Angela Calvillo
Clerk

Dawn Duran
Administrator

Approved by the Board on Friday, February 6, 2009

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ASSESSMENT APPEALS BOARD
City Hall, Room 405
1 Dr. Carlton B. Goodlett Place
San Francisco, CA 94102-4697

Agenda* / Notice of Assessment Appeals Board

Under the California Constitution and applicable statutes, hearings of the Assessment Appeals Board are judicial proceedings. The decisions of Assessment Appeals Boards must be based exclusively on properly admitted evidence. Assessment Appeals Boards may not base any factual determinations necessary for their decisions on anything other than the aforementioned evidence. Information presented through public comment, unless property admitted into evidence in compliance with the Revenue and Taxation code and the Property Tax Rules of the State Board of Equalization, is not evidence upon which Assessment Appeals Boards may base findings.

The Assessment Appeals Board Agenda packet and documents are available for review in Room 405 at City Hall. Each item on the Agenda may include the following documents: (1) An Application for Changed Assessment (2) Comparable Sale Information (3) Department or Agency Correspondence (4) Public

Public comment will be taken for items on the agenda, as well as items not on the agenda but under the jurisdiction of the Board. Each person wishing to speak on an item before the Board shall be permitted to be heard once for up to three minutes.

Assessment Appeals Board 2 Hearing
Room 406, City Hall
Tuesday, December 16, 2008 To Tuesday, December 16, 2008
9:30 AM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION:	2006-0328
APPLICANT:	CBS OUTDOOR, INC.
PARCEL NO.:	2006205468
PARCEL ADDRESS:	VARIOUS LOCATIONS,
TOPIC:	Personal Property / Fixtures
CURRENT ASSESSMENT:	$6,924,547.00
APPLICANT'S OPINION:	$150,000.00
TAXABLE YEAR:	2006
APPEAL TYPE:	Personal Property
ROLL TYPE:	REGULAR
STATUS:	POSTPONED

3) Hearing, discussion, and possible action involving:

APPLICATION:	2006-0329
APPLICANT:	CBS OUTDOOR, INC.
PARCEL NO.:	2006202246
PARCEL ADDRESS:	2409 - 17TH ST,
TOPIC:	Personal Property / Fixtures
CURRENT ASSESSMENT:	$2,853,246.00
APPLICANT'S OPINION:	$1,700,000.00
TAXABLE YEAR:	2006
APPEAL TYPE:	Personal Property
ROLL TYPE:	REGULAR
STATUS:	POSTPONED

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4) Hearing, discussion, and possible action involving:

APPLICATION:	2006-0330
APPLICANT:	CBS OUTDOOR, INC.
PARCEL NO.:	2006200874
PARCEL ADDRESS:	VARIOUS LOCATIONS
TOPIC:	Personal Property / Fixtures
CURRENT ASSESSMENT:	$2,844,504.00
APPLICANT'S OPINION:	$752,148.00
TAXABLE YEAR:	2006
APPEAL TYPE:	Personal Property
ROLL TYPE:	REGULAR
STATUS:	POSTPONED

5) Hearing, discussion, and possible action involving:

APPLICATION:	2006-1374
APPLICANT:	LEE, SHING KIT
PARCEL NO.:	1406 037
PARCEL ADDRESS:	0326 - 0328 28TH AVE,
TOPIC:	For timely filing only: no valuation at this time
CURRENT ASSESSMENT:	$1,672,975.00
APPLICANT'S OPINION:	$1,335,000.00
TAXABLE YEAR:	2004
APPEAL TYPE:	Real Property
ROLL TYPE:	SUPPLEMENTAL
STATUS:	POSTPONED

6) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0089
APPLICANT:	JONES, JULIA
PARCEL NO.:	2847 049
PARCEL ADDRESS:	0855 BURNETT AVE,
TOPIC:	Base Year/Change in Ownership-Incorrect Value
CURRENT ASSESSMENT:	$1,810,080.00
APPLICANT'S OPINION:	$1,435,080.00
TAXABLE YEAR:	2004
APPEAL TYPE:	Real Property
ROLL TYPE:	SUPPLEMENTAL

7) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0090
APPLICANT:	JONES, JULIA
PARCEL NO.:	2847 049
PARCEL ADDRESS:	0855 BURNETT AVE,
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	$1,818,562.00
APPLICANT'S OPINION:	$1,463,267.00
TAXABLE YEAR:	2005
APPEAL TYPE:	Real Property
ROLL TYPE:	ESCAPE

8) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0091
APPLICANT:	JONES, JULIA
PARCEL NO.:	2847 049
PARCEL ADDRESS:	0855 BURNETT AVE,
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	$1,854,932.00
APPLICANT'S OPINION:	$1,491,932.00
TAXABLE YEAR:	2006
APPEAL TYPE:	Real Property
ROLL TYPE:	ESCAPE

9) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0318
APPLICANT:	CBS OUTDOOR, INC.
PARCEL NO.:	2007200727
PARCEL ADDRESS:	VARIOUS LOCATIONS
TOPIC:	Personal Property / Fixtures
CURRENT ASSESSMENT:	$2,901,394.00
APPLICANT'S OPINION:	$782,512.00
TAXABLE YEAR:	2007
APPEAL TYPE:	Personal Property
ROLL TYPE:	REGULAR
STATUS:	POSTPONED

10) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0319
APPLICANT:	CBS OUTDOOR, INC.
PARCEL NO.:	2007204863
PARCEL ADDRESS:	VARIOUS LOCATIONS
TOPIC:	Personal Property / Fixtures
CURRENT ASSESSMENT:	$7,063,038.00
APPLICANT'S OPINION:	$130,978.00
TAXABLE YEAR:	2007
APPEAL TYPE:	Personal Property
ROLL TYPE:	REGULAR
STATUS:	POSTPONED

11) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0320
APPLICANT:	CLEAR CHANNEL OUTDOOR, INC.
PARCEL NO.:	2007204884
PARCEL ADDRESS:	VARIOUS LOCATIONS
TOPIC:	Personal Property / Fixtures
CURRENT ASSESSMENT:	$13,126,336.00
APPLICANT'S OPINION:	$4,784,271.00
TAXABLE YEAR:	2007
APPEAL TYPE:	Personal Property
ROLL TYPE:	REGULAR
STATUS:	POSTPONED

12) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0387
APPLICANT:	SMITH, ADAM
PARCEL NO.:	3610 007
PARCEL ADDRESS:	0956 S SOUTH VAN NESS AVE,
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	$1,579,980.00
APPLICANT'S OPINION:	$1,026,000.00
TAXABLE YEAR:	2007
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

13) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0979
APPLICANT:	SCHAEFFER, PETER
PARCEL NO.:	2989B025
PARCEL ADDRESS:	0195 - 0199 W WEST PORTAL AVE,
TOPIC:	Base Year/Change in Ownership-Incorrect Value
CURRENT ASSESSMENT:	$1,598,378.00
APPLICANT'S OPINION:	$295,706.00
TAXABLE YEAR:	2002
APPEAL TYPE:	Real Property
ROLL TYPE:	SUPPLEMENTAL
STATUS:	POSTPONED

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JOURNAL OF PROCEEDINGS

CITY AND COUNTY OF SAN FRANCISCO

ASSESSMENT APPEALS BOARD

In the meeting of Assessment Appeals Board Number 2 for the City and County of San Francisco on Tuesday, December 16, 2008, at 9:30 a.m.

Present: Margaret Ruxton, Mervin Conlan, and John McGary

Quorum present

Chairperson: John McGary, Presiding

The following listed applicant for change in the assessed valuation of property affecting the assessment Roll for various years being present and heard, the Board took certain action, as specified under this date, on the original of the respective applications:

Appeal No.	Name	Disposition
2006-1374	Shing Kit Lee	Accepted Application as timely filed for Supplemental appeal
2007-0089	Julia Jones	Verbal Stipulated Value Approved
2007-0090	Julia Jones	Withdrawn
2007-0091	Julia Jones	Withdrawn
2007-0387	Adam Smith	Verbal Stipulated Value Approved

The following listed applicants for change in the assessed valuation of property affecting the Assessment Roll for various years having not been present for hearing as scheduled, the Board took no action, as specified under this date, on the original of the respective applications:

Appeal No.	Name	Disposition
2006-0328	CBS Outdoor, Inc.	Postponed
2006-0329	CBS Outdoor, Inc.	Postponed
2006-0330	CBS Outdoor, Inc.	Postponed
2007-0318	CBS Outdoor, Inc.	Postponed
2007-0319	CBS Outdoor, Inc.	Postponed
2007-0320	Clear Channel Outdoor, Inc.	Postponed
2007-0979	Peter Schaeffer	Postponed

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There being no further business, the Board, at the hour of 11:35 a.m., recessed to reconvene Wednesday, December 17, 2008 at 9:30 a.m.

Angela Calvillo
Clerk

Dawn Duran
Administrator

Approved by the Board on Monday, January 12, 2009

Phone: (415) 554-6778
Fax: (415) 554-6775
TDD: (415) 554-5227
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ASSESSMENT APPEALS BOARD
City Hall, Room 405
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Assessment Appeals Board 2 Hearing
Room 406, City Hall
Wednesday, December 17, 2008 To Wednesday, December 17, 2008
9:30 AM (ALL DAY)

1) Public comment* (For all items on the agenda, as well as items not on the agenda, but under the jurisdiction of the Board.)

2) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0334
APPLICANT:	CEMEX, INC
PARCEL NO.:	8725 001
PARCEL ADDRESS:	
TOPIC:	Base Year/Change in Ownership-Incorrect Value
CURRENT ASSESSMENT:	$27,440,000.00
APPLICANT'S OPINION:	$13,994,400.00
TAXABLE YEAR:	2007
APPEAL TYPE:	Real Property
ROLL TYPE:	BASE YEAR

3) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0335
APPLICANT:	CEMEX, INC
PARCEL NO.:	8725 001
PARCEL ADDRESS:	
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	$27,988,800.00
APPLICANT'S OPINION:	$13,994,400.00
TAXABLE YEAR:	2007
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

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4) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0336
APPLICANT:	CEMEX, INC
PARCEL NO.:	8725 004
PARCEL ADDRESS:	
TOPIC:	Base Year/Change in Ownership-Incorrect Value
CURRENT ASSESSMENT:	$60,000.00
APPLICANT'S OPINION:	$30,600.00
TAXABLE YEAR:	2007
APPEAL TYPE:	Real Property
ROLL TYPE:	BASE YEAR

5) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0337
APPLICANT:	CEMEX, INC
PARCEL NO.:	8725 004
PARCEL ADDRESS:	
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	$61,200.00
APPLICANT'S OPINION:	$30,600.00
TAXABLE YEAR:	2007
APPEAL TYPE:	Real Property
ROLL TYPE:	REGULAR

6) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0723
APPLICANT:	VEGAS-LAUDEAU, MARCO
PARCEL NO.:	6665 048
PARCEL ADDRESS:	0055 MIGUEL ST,
TOPIC:	Base Year/Change in Ownership-Incorrect Value
CURRENT ASSESSMENT:	$1,842,259.00
APPLICANT'S OPINION:	$1,728,940.00
TAXABLE YEAR:	2005
APPEAL TYPE:	Real Property
ROLL TYPE:	SUPPLEMENTAL

7) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0724
APPLICANT:	VEGAS-LAUDEAU, MARCO
PARCEL NO.:	6665 048
PARCEL ADDRESS:	0055 MIGUEL ST,
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	$1,879,101.00
APPLICANT'S OPINION:	$1,763,514.00
TAXABLE YEAR:	2006
APPEAL TYPE:	Real Property
ROLL TYPE:	ESCAPE

8) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0725
APPLICANT:	VEGAS-LAUDEAU, MARCO
PARCEL NO.:	6665 048
PARCEL ADDRESS:	0055 MIGUEL ST,
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	$1,916,679.00
APPLICANT'S OPINION:	$1,798,779.00
TAXABLE YEAR:	2007
APPEAL TYPE:	Real Property
ROLL TYPE:	ESCAPE

9) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0812
APPLICANT:	SRNKA, LINDA
PARCEL NO.:	3568 010
PARCEL ADDRESS:	0572 - 0576 VALENCIA ST,
TOPIC:	
CURRENT ASSESSMENT:	$1,950,000.00
APPLICANT'S OPINION:	$1,365,000.00
TAXABLE YEAR:	2006
APPEAL TYPE:	Real Property
ROLL TYPE:	ESCAPE
STATUS:	POSTPONED

10) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0813
APPLICANT:	SRNKA, LINDA
PARCEL NO.:	3568 010
PARCEL ADDRESS:	0572 - 0576 VALENCIA ST,
TOPIC:	Base Year/Change in Ownership-Incorrect Value
CURRENT ASSESSMENT:	$1,950,000.00
APPLICANT'S OPINION:	$1,365,000.00
TAXABLE YEAR:	2005
APPEAL TYPE:	Real Property
ROLL TYPE:	SUPPLEMENTAL
STATUS:	POSTPONED

11) Hearing, discussion, and possible action involving:

APPLICATION:	2007-0845
APPLICANT:	SRNKA, LINDA
PARCEL NO.:	3568 010
PARCEL ADDRESS:	0572 - 0576 VALENCIA ST,
TOPIC:	Decline in Value
CURRENT ASSESSMENT:	$1,950,000.00
APPLICANT'S OPINION:	$1,365,000.00
TAXABLE YEAR:	2007
APPEAL TYPE:	Real Property
ROLL TYPE:	ESCAPE
STATUS:	POSTPONED

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